



The Seagull

Seascape Village HOA

Issue #503

September 2021

BOARD OF DIRECTORS

Paul Delaney ~ President

405 Via Pichon, San Clemente, CA 92672
949-422-0960, dailyriderhoa@gmail.com

Carolyn Novotny ~ Vice President/Treasurer

3278 Paseo Gallita, San Clemente, CA 92672
949-276-4946, novotny5@cox.net

Rick Riccobono ~ Secretary

301 Via Pato
949-304-4040, rick.riccobono53@gmail.com

Barry Daniel ~ Director at Large

3460 Paseo Flamenco

BOARD MEETINGS

Meetings are held the third (3rd) Wednesday each month at the clubhouse at 6:00 p.m. All owners are welcome and encouraged to attend. There will not be a meeting in December.

President's Report

September 2021

By Paul Delaney

Many of you received an email about the annual Seascape Village Garage Sale. This year Trish Ragland has again agreed to sponsor this event. I want to thank Trish for the contribution she makes to our village by sponsoring this event. The Garage Sale will be on Saturday, September 18. There is an announcement in this newsletter with all the details.

The Del Rey wall project has been completed. The final piece was the fence which has now been erected. The doors had to be custom made, so they delayed the completion of the job. This has been a concern of the village for almost a decade. I am so pleased to say we have taken care of this.

Board elections are just around the corner. You will be receiving your ballots and I encourage each of the homeowners to take a few minutes and vote for the candidate/candidates of your choice. There are 3 seats

up for election and, therefore, each homeowner has 3 votes. You may cast all your votes for one candidate or spread them among the candidates as you please. The important thing is that you vote. Please let your voice be heard.

Over the last few months, the board has been discussing upgrading the fencing around our pools. The current vinyl fencing has been in-place for many years and is not very secure. The hope is that the new fencing will have "shepherd poles". This type of fencing has a bend at the top, similar to the poles that shepherds used to use. At the same time, we will be changing from keys to fobs for pool and tennis court entry. At the board meeting in August, this project was approved and is expected to start in November.

The board has also been discussing ways to reduce our irrigation water usage. The landscape committee and The Soto Company, our landscaping vendor, are working with South Coast Water District representatives to find ways to use less water in our village. I am hopeful we can start to implement some of these changes in the very near future. California continues to have major concerns about the availability of water.

Over the last few months there have been some solicitors in our village. Our village has posted that soliciting is prohibited. Furthermore, many of the people that knock on your door do not represent the companies they appear to represent. Some are canvassing our village to determine if there are "target" homes that could be illegally entered and items stolen. Beyond that some of these people are asking for donations, if you refuse the service that is being offered. This is nothing more than an elaborate pan-handling scheme. Please do not buy from anyone soliciting in our village. You might consider telling them that it is prohibited here.

Remembering

9/11



Landscape Committee

The Committee Members are as follows:

Mike Koljan - Chairperson
koljamr@gmail.com

Marcelino Lomeli – Co-Chair & Halcon Loop Leader
zpark1@cox.net

Jean Ruiz - Gallita Loop Leader
seascape301@outlook.com

Donna Ferguson
mzdonna29@cox.net

Roger Howland - Flamenco Loop Leader
svpfloop@gmail.com

Community Information and Reminders

Pool Gates... Please keep the pool gate closed at all times and do not allow anyone in that doesn't have a key. Thank you.

Pet Waste ... Thankfully, the vast majority of Seascape pet owners are very diligent about picking up after their pet. However, the frequency of pet owners not picking up after their pet is increasing. **If you see someone not picking up after their pet and you know their address, don't confront them but do report this to a Board member.**

Also, please remember that our pets must be on a leash whenever we are walking them.

Time for Inspection/Replacement?????

- Washing machine and refrigerator ice/water hoses don't last forever. Therefore, if yours have a few years of age, you should inspect and/or replace them. Water leaks are a bummer! Checking the age of your hot water heater might also be a good idea.

- Batteries in your smoke and carbon monoxide detectors also need periodic inspection/replacement.

Architectural/Home Improvements ... If you are considering making home improvements and/or exterior modifications, **PLEASE** review our CC&R's, Rules and Regulations, and Architectural Guidelines. These governing documents are available on our website, www.seascapevillage.net, or contact Curtis Management. Please send any new Architectural Requests to Curtis Management. They will log in your

request and then forward it to the Architectural Review Committee (ARC) for processing.

If you are altering any part of your garage door, please fill out an ARC form and send it to **Curtis Management**.

George Eachus is our Chairperson of the Architectural Review Committee. If needed, he will interface with you on the details necessary to evaluate and process your request. Please contact **George at 949/874-4739** for any Architectural/Home Improvement questions. Also, be aware that any ARC approval from the Association is only good for 90 days. If your home improvement takes longer for whatever reason, you may ask for a time extension.

Air Conditioners, any patio cover over 125sf and many other items require a City Building permit. If you're having interior work done on your house and the City requires Association approval you can explain to them that the Association does not require approval for interior home modifications. Don't wait until the last minute. Your Architectural Review Committee is made up of your neighbors. They are here to help you.

Feeding Birds and Animals ... There are a number of residents that have bird feeders/waterers and/or are feeding birds and animals with scraps. While it may seem enjoyable to watch these animals, these activities also attract rats and other pests. Those of us who have had the unfortunate experience of having a rat problem in the attic know that it is not pleasant and difficult to get rid of. Ground squirrels, coyotes and crows are among the other pests that are attracted by feeders and feeding. Therefore, **please do not feed birds or other wild animals.**

Estate Sale/Open House/Dumpster Requirements... The requirements for having an estate sale, open house, or if a dumpster is needed for remodeling demolition, are now included on the Seascape Village website under Governing Documents. The website is www.seascapevillage.net Refer to these requirements if you are planning an estate sale and direct your realty agent to this website if you are selling your home.

Section 3.8 states, in part - "Nothing shall be altered or constructed in or removed from the Common Area,

except upon the written consent of the Board of Directors of the Association."

Section 14.1 states, in part - "No member may construct, repair, remove, improve or otherwise affect any portion of the Common Area in any manner unless specifically authorized in writing by the Board of Directors."

Parking Passes ... Please contact any Board member if you need a Visitor's Parking Pass for any overnight guests to your home. Make sure a parking pass is completely filled out and is placed on the driver's side of the dashboard, clearly visible. Passes are available only from Board Members. Board member names and phone numbers are listed in this newsletter or on our website at www.seascapevillage.net.

Household Water ... If you have not installed a Pressure Valve in the main line to your home, you may want to do so. Call a plumber to check your water pressure. It's said to be best at about 55 PSI. Some residents have recently reported theirs, when checked, to be 90 – 100+ PSI.

Landscaping ... As we do remind you each month...please keep all plant growth a minimum of one foot (12") below the eaves of homes. Also, any plant growth that is growing on the exterior stucco should be removed to prevent damage to walls or wood trim. Letters will be sent out for these violations if not corrected.

Water ... Southern California was well behind the seasonal average of rainfall this past Winter, so water conservation is encouraged. And pursuant to the South Coast Water District regulations: "No hosing or washing down hard or paved surfaces." It is still recommended to use a car wash to help save water and to prevent water from entering the storm drain system.

Lock Your Vehicle ... If your vehicle is left out overnight, make sure it is locked and do not leave any valuables in the vehicle. Please, if you see something that looks suspicious, immediately call the Sheriff Dispatch at (949) 770-6011.

Streets and Other Paved Surfaces ... Our streets are shared by motor vehicles, bicycles and pedestrian & pet traffic, and we have more young children playing in the streets. Please adhere to the posted 10 mph speed limit and use extreme caution when driving through the Village.

Also, for safety and insurance liability reasons, riding of skateboards, rollerblades and scooters are strictly forbidden anywhere in the Village. This includes all streets, walkways and driveways.

There has been a significant increase in the incidence of vehicles parking in the street. Please avoid parking on our narrow, private streets as these are fire lanes. Vehicles parked in the street are subject to immediate towing as the streets must be available at all times to allow for passage of emergency vehicles.

RSVP Program ... The City of San Clemente, in cooperation with the Sheriff's Dept., 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 home services of which you might like to take advantage. These services are: 1. Vacation Home Checks, 2. Visits to the homebound You Are Not Alone Program (YANAP). 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.

Homeowners Insurance ... If you have any questions concerning the coverage you may need for your individual property, please feel free to contact the Association's insurance broker, Armstrong / Robitaille/ Riegle at 949-381-7700. They will assist you or your insurance carrier to determine the proper coverage needed.

New Communication Tool for Owners ... Your association is moving into the New Millennium. We now have a way to contact you with important information if you sign up for Seascape Villages Email. To make it easy, just send Amy (abergen@curtismanagement.com) your email address and ask her to put you on "The List". We will NOT use your address for anything but association related information and we would NEVER sell your information.



Community Manager: Sheryl Sharp
e-mail: ssharp@curtismanagement.com

Assistant Manager: Amy Bergen
e-mail: abergen@curtismanagement.com

**5050 Avenida Encinas, #160
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Office Phone: 949-245-2753

Website: www.seascapevillage.net

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*All labor that uplifts humanity
has dignity.*

~ Martin Luther King, Jr.

*Take rest. A field that has rested
gives a bountiful crop.*

~ Ovid



Help Protect Our Most Valuable Natural Resource

As drought conditions deepen, it's more important than ever to make sure that we are all doing our part to conserve water.

Here are a few tips for how you can do your part:

Check for leaks – the worst way to use more water than you need is to waste it.

Install new fixtures or fix old one with an aerator
Once you've found and fixed those pesky leaks, you can turn your attention to the fixtures that just use more water than they need to get the job done.

Sink Aerators – Faucet aerators look like tiny screens and come installed in most faucets. Faucet aerators decrease the amount of water flowing out of the faucet and can be installed in kitchen and bathroom sinks. They are simple to install and cost about \$10.

Install a new toilet – Toilets that carry the EPA Watersense label work great AND use less water than the older models.

There are many websites available with water saving tips. Here are a few that you may want to check out.

<https://www.epa.gov/watersense/start-saving>
<https://drought.ca.gov/>
<https://wateruseitwisely.com/>

SEAGULL ADVERTISEMENTS

Ads in the Seagull are charged \$5/month for residents / \$15/month non-residents. **Please make your check payable to Seascope Village.** Non-business ads for residents for sale, lost/found etc., free. Contact Amy Bergen at abergen@curtismanagement.com.

HOUSE/DOG/CAT SITTER/ERRANDS:

Experienced, dependable, Seascope resident offering to house sit, dog walking, cat care and local errands, etc. Want to know more about me and my rates? Lori – 949-290-3814

LOST AND FOUND. Please call management if you lose something at the pool.

Nadia is your local REALTOR with Homesmart, Evergreen Realty. Plan to Buy; Sale OR Lease Call her today to get FREE Price estimate; FREE Home Warranty & Inspection; FREE Marketing to get top dollar on your home. Phone: 949-899-0947; Email: nadahomesearch@gmail.com; DRE# 02035860.

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SEASCOPE (ABSENTEE) OWNERS WANT TO HOMESIT / RENT.

Seascope (absentee) owners want to visit relatives and friends in SCL and would like to home sit up to 30 days this Summer or Fall. Roger and Patricia Wahls (815) 842-1415 or rpjwahls@frontier.com.

SEASCOPE VILLAGE HOME LOAN SPECIALIST.

Specializing in home purchase, refinance & reverse mortgage. Local, friendly & reliable. Call with any home loan/mortgage related questions. No obligation. candrews@nexamortgage.com, 714-357-0987. NMLS #1973814

SEASCOPE VILLAGE REAL ESTATE SPECIALIST:

Resident Trish Ragland with Coldwell Banker has represented over 175 sales in Seascope. Please call with any questions regarding PURCHASE, SALES AND LEASES. 949-291-1774 or email Trishragland@gmail.com DRE#01195232

SOUTHLAND INTERIORS SINCE 1970:

Resident Jim Hernandez specializes in window coverings and flooring. Tile, carpet and wood. Hunter Douglas dealer. Local references available. Please call for free estimate 949-279-4522.