



December 2015

SURFSIDE III e-NEWSLETTER



Editors: Ira Green & Lya Findel

FROM THE BOARD OF DIRECTORS

Annual Meeting For Election Of Directors

The Annual Meeting is scheduled for 10:15 am on Saturday, December 12, 2015. PLEASE mail in your ballots. We need an additional 45 ballots to have a quorum. If we are short of a quorum a few days before this meeting we will have to suspend the annual meeting (not the Board meeting) and reschedule the Annual Meeting for January 9, 2016. Per our by-laws the quorum will be reduced for this rescheduled meeting. Please help us avoid this delay and extra expense by mailing in your ballot now! If you have lost your ballot please call Ira Green at (818)981-6188 and he will see that another ballot is mailed out to you.

Proposed Newsletter Content Presentation Change

Lya Findel has volunteered to be our newsletter editor. However, rather than collecting, arranging, and correcting grammar and spelling of articles which were submitted as was done in the past, she wants to rewrite the articles that are submitted and streamline the newsletter. I believe that we need input from the owners and contributors at the next open meeting on December 12, 2015 to make sure that this change is acceptable to a large majority of the owners and also the contributors. Under this new editing procedure this newsletter would look like sample following this newsletter. Please send your comments to ira.green@surfsideiii.com and also surfsideiiiya@yahoo.com. This will be an agenda item at the next open meeting.

2016 Budget Summary

The Board approved unanimously the 2016 Budget at the meeting on 11/14/15.

The objective is to further strengthen the capital reserves while reducing non-essential expenses.

Operational Dues of \$407 per unit per month:

- Increase of dues by \$29 monthly (7.8%). The entire increase will be earmarked to the capital reserves and is based on the recommendation of the 2015 capital reserve study.
- Increase to reserves by \$115 thousand (\$31 monthly increase = 48%).
- Expense reduction of 2% for daily operations.

Use of funds per month per unit compared to 2015 (in parenthesis):

- \$159 Day-to-Day Operations (\$162)
- \$155 Loan Payments (\$154)
- \$95 Capital Contributions (\$64)

The estimated Monthly Utility Expenses of \$142. This is not part of the budget. The owners will be billed directly by Lordon. Included are utility electric, gas, trash, water and charges for common areas (Clubhouse cable, alarm, elevator phone fees).

For more financial information please go to the website. As always, please contact our Treasurer, Alex Urmersbach, directly with questions and/or comments. You can e-mail Alex at alex.urmrsbach@surfsideiii.com.

Approved List of Surfside Capital Projects

In the coming year, the following projects, which are listed in the Reserve Study in the Surfside website, will be worked on:

Replacement of the entrance call box, purchase of new office equipment, installation of a new water heater, utility door replacements, iron railing painting and replacement as needed, Clubhouse pool replastering, replacement of pool furniture, minor vinyl floor replacement, extensive tree trimming, design and installation of new HOA lighting, sewer maintenance work, new street signs to be installed, additional termite work, and installation of fire control panels.

Prior to commencing on the actual construction/installation of the projects, the residents will be notified since contractors will be onsite and could be occupying a portion of the streets.

Work in Progress

For those who use the billiard tables located in the Clubhouse, you will notice in the coming weeks that a contractor will be installing new felt on them. This should improve the playing surface substantially.

Some of you may have noticed the blue dots on the pavement throughout the complex. These denote areas that a concrete grinding contractor will be working on in the next few months in order to even out the rough spots.

For those residents in Buildings 1 & 2, discussions have been held and decisions are being made as to how extensively the brick wall will be needed to be repaired prior to installing new aluminum fencing. There will be more news later.

The recent palm tree trimming was performed on those palm trees that intruded into the resident's balconies. An arborist has been hired to prepare a tree health report for the trees and palm trees in the complex. This report will list trees that need immediate attention, on-going maintenance, and minor work. Once the report is received, a contractor will then perform the work outlined in the report.

The contract to replaster the pool is scheduled to be sent out for bids in December with award of contract in January or February.

The Office has purchased new software to facilitate communications with all owners and the residents here at Surfside. In order for you to receive information updates, news, and announcements, please send your name, address and email address to Carol Short at carol.short@surfsideiii.com or you can drop off the information at the Office.

Port Hueneme Family Event

There will be an Air National Guard Band of The West Coast FREE Concert on Saturday, December 5, 2015 at 7pm. Call 805-986-4818 for free tickets

FROM THE ON-SITE OFFICE

Contractor Debris

If you or your neighbors are planning on any renovation, please make certain that the contractors don't throw any debris over the railings on to the ground, drag drywall along the common area walkway, using elevators for supplies and not cleaning up after. Please be considerate and maintain the appearance of the building when having work done. If your neighbor is doing some work and may not be aware, notify the on-site office and we will advise that homeowner. Thank you in advance for your cooperation.

Repeat Articles from the On-site Office

Although we had a homeowner ask why we continually repeat some of the same issues, the on-site office feels that because of the turnover here at the Association both for new homeowners and rentals, it is necessary to keep everyone up to date. Just this week, we had someone using a charcoal BBQ who apparently did not read the Rules & Regulations. It is up to the homeowner to make certain that all tenants receive a copy of the Rules & Regulations when moving into a unit. In the near future, we expect to send out Newsletter notices to the tenants as well.

Pests

Dewey Pest Control services the Association on the first four Mondays of each month. If you have ant or pest problems, notify the on-site office. It is now a requirement that a form is filled out by the homeowner/tenant and signed off in order to gain entry. Contact the on-site office in advance. We can email you the form for your signature. Or stop by the office to pick up and sign off on the form. Under no circumstances, can we gain access without the form signature by a homeowner/tenant and that is for each time they may have to gain entry.

Palm Trees

As many of you know, there were a number of Palm Trees recently trimmed. This was the first phase. Therefore, if any one may have been missed, please contact the on-site office and we will make up a list for early 2016.

Fed Ex/ UPS Deliveries

With the holidays coming up, several homeowners/tenants have contacted the on-site office asking if their deliveries can be dropped off at the on-site office. Unfortunately, the on-site office cannot take personal deliveries. Most importantly, do not have deliveries made unless you plan on being home. When scheduling a delivery, require your signature. That way, if you aren't at home you can pick it up.

Vehicle Parking

Vehicles parking in visitors spaces not currently registered shall be towed. Recently there have been a number of vehicles not registered but owned by deployed residents. If this is the case, please stop by the office in advance of deployment to make certain that the registration will be made current. The vehicle must be moved every 96 hours and the automobile kept clean in order that it does not look abandoned.

Exit Gate

When exiting the SSIII property, you need to pull up closely to the gate. When the gate opens, immediately drive through without stopping or slowing down because the gate will reclose within seven (7) seconds.

Dryer Vent Cleaning

In an effort to properly maintain your clothes dryer, there are several important things to make sure that the clothes dryer performs as designed and does not become a fire hazard.

- Clean the lint filter before and after each cycle. Do not forget to clean the back of the dryer where lint can build up. In addition, clean the lint filter with a nylon brush at least every 6 months or more frequently if it becomes clogged.
- The interior of the dryer and venting system should be serviced and cleaned periodically by qualified service personnel, especially if it is taking longer than normal for clothes to dry.
- Make sure the correct electrical plug and outlet are used and that the dryer is connected properly.
- Keep the area around the clothes dryer free of items that can burn.
- Do NOT operate a clothes dryer without a lint filter or with a lint filter that is loose, damaged, or clogged.
- Do not dry anything containing foam, rubber, or plastic (i.e. bathroom rugs).
- Do not dry any item for which manufacturers' instructions state "dry away from heat."
- Do not dry glass fiber materials (unless manufacturer's instructions allow).
- Do not dry materials that have come into contact with anything flammable (i.e. alcohol, cooking oils, gasoline, etc.). These should be dried outdoors or in a well-ventilated room, away from heat.
- Do not leave a clothes dryer running if you leave home or when you go to bed.

Common Area Walkway Cleaning

While the on-site maintenance staff is cleaning the common area walkways and stairwells, there are some areas that need added attention because of debris left from contractors not appropriately cleaned up. If you see this, please notify the on-site office immediately so that we can notify the responsible party.

Please do not leave garbage by the front door. There will be a fine imposed. Consider using a double bag when carrying from the unit to the dumpster. There are many areas that have been soiled as a direct result of garbage spill off and drips. We ask for your cooperation to help maintain the walkways. It would be very difficult for the Maintenance Staff to stay on top of all the buildings and floors. Your help in this area would be appreciated!

If the area outside your front door needs some cleaning up, sweep the walkway with a broom to remove dirt and debris from the surface. Do not sweep over the edge. If you then need to clean anything that may have stained the walkway, take some water in a bucket with vinegar and wipe down the area. If a brush is needed and you don't have one, just ask the office and we will give you one to use. It is important to clean up the spills as soon as you see them.

You can also wash away built-up dirt and grime on your walkway with some dishwashing detergent. Put some of the detergent on the area that needs cleaning before pouring a bit of hot water over it. Scrub the cement with a coarse brush, but not a wire brush to lift dirt stains. Rinse with a bit of water and let dry.

If everyone gives a helping hand until a decision is reached on how to more efficiently clean the decks, it would be greatly appreciated. Thank you.

Agendas

The Davis-Stirling Act requires associations give notice of board meetings, including an agenda of the meeting. Posting is allowed, provided it is in a prominent location accessible to all members. In addition, associations must mail a notice to any owner who so requests.

Surfside III posts all agendas on the website (Surfsideiii.com) and on the Clubhouse Bulletin Board.

Painting of the Railings

The Maintenance staff is currently painting the common area railings on both the walkways and stairwells. You will see "Wet Paint" signs throughout. We hope that this project will be completed for all of the 8 condo buildings by year-end. That is contingent on any rains coming our way.

The on-site office is compiling a list of homeowners who have railings that need touch up on their private balconies and patios. At the June 13th meeting a number of homeowners voiced their opinion and said that they would like to paint their own railings. The Board of Directors agreed and the railings can be painted by the homeowner at their own cost as long as the following guidelines are used: (1) the Association will not be liable for work done by homeowner; (2) the railings must be properly cleaned prior to painting take place per instructions below; (3) an oil based paint in the correct color by building will be used and the color will be given to the homeowner. Contact the on-site office for details.

Instructions -

- 1) sand down to metal railing areas that show rust
- 2) within 1/2 hour of bare metal exposure, apply Rust Preventative Metal Primer (Red or White Oxide) [Dunn Edwards] If bare metal is allowed for a longer period, it will need to be sanded down again to remove the rust.
- 3) wait 24 hours to dry prior to applying paint
- 4) paint used is Enduragloss Rust Preventative Silicone Alkyd Gloss Enamel (medium base) [Dunn Edwards].
- 5) allow the first coat to dry thoroughly, and then apply the second coat of Enamel

Surfside III Website

When you open the Surfside III website and the current information can't be accessed, right click and do a "Refresh". The new changes may not show unless you do so. When you hit refresh it reloads the webpage and any new changes show up. This hasn't been the case for everyone, but only a few homeowners are having the problem. The Surfside III website is: <http://www.surfsideiii.com>

The website has taken on a new look which is more user friendly.

Website Update

In an effort to keep you informed on the Surfside III website updates, we will advise you of any additions in the Newsletter.

New Items On The Website And Location:

- Condo and Townhome Patio and Balcony Screen Wire Resolution – Go to information >Governing Docs >Board Policies and Resolutions

Email Address

The Newsletters are routinely emailed to all the homeowners/tenants who provide us with their email address. Currently, they are emailed by Ira Green. The on-site office will soon be taking over this responsibility. In an effort to insure that you continue to receive the Newsletters and other correspondence, you can stop by the on-site office and fill out a form, or you can email us with your contact information, address, email address and let us know if you are a homeowner or tenant. Please click on the link and follow the instructions. <https://www.surveymonkey.com/s/WQHH5XH> (Hold the

Control Button and click left mouse button). For convenience purposes, if you have any additional changes in the future, you can make those changes by clicking on the Email form which is on the Menu Bar of the Newsletter. It will directly take you to the form to update and forward to the on-site office.

Lost and Found

If you lost your cell phone, keys or any other items on the property, please check with the on-site office. Some items are either found in the Clubhouse or on the Property or returned to the office.

Smoking/BBQ

Because of Daylight Saving Time and the warmer weather, residents are spending more time outdoors on their balconies and patios. As a reminder, Open-flame BBQ's/smokers are prohibited on patios and balconies for health and safety reasons. Only gas/propane BBQ's are allowed. A complaint filed will result in a warning. If two or more complaints (can be from the same person) have been filed with the on-site office, a \$50 fine for each violation will be charged.

Smoking on patios and balconies is prohibited. Note: Courts have held that Associations can pass rules against smoking on balconies because they have good reason to regulate smoking – it is a health hazard, a fire risk, and a nuisance. Restricting smoking is NOT a violation of a person's civil or constitutional rights.

Architectural Application

If you plan on making any changes/renovations/repairs to your condo unit/townhome, please contact the on-site office in advance. There have been several changes without notification to the on-site office which required the homeowner to tear up the hardwood/laminate flooring only to re-lay it with the appropriate underlayment. Some work requires permits from the City of Port Hueneme and we can advise you. Windows/Doors always require an Architectural Application. Always contact the on-site office in advance of any change. Thank You!

Off-Site Homeowners

In an effort for the Association to control damage that may occur in units in which the homeowner uses as a vacation home, we would like to recommend that you advise the on-site office when you aren't using it for a one month period or longer. We would like to recommend that you take a look at the moisture alarms now available on the market. They are reasonably priced. In the case of any water damage, it could save either the Association or a homeowner the cost of repairs. Currently, we estimate that the vacation homes are at 18% which is high.

Also, check those **smoke detectors** if you plan on not visiting soon. We have calls from nearby neighbors who hear the smoke alarms but can't identify the unit. Sometimes it takes weeks before we can narrow it down and the on-site office makes calls to homeowners requesting an inspection of the unit to identify the problem.

Lordon Management – On-line Access

Have you signed up for access to view your account for Surfside online? If not, take a few minutes today to sign up at www.lordonmanagement.com. Go to the right side where it shows owner portal and click in to register for the first time. You will be required to contact Lordon for a one time registration code for security purposes. From this site you can view your accounting history, view your bill online and elect to receive mailing from Lordon such as newsletters or informational packages via email notice online. In addition, you can also sign up to pay online (Union Bank processing online payments) and very soon you can do credit card payments also online. The site will continue to be updated with new features for our community members.

Pets

We are receiving reports that a number of pet owners are letting their pets urinate on the posts on the first floor common areas. Please refrain from this happening and let your pets relieve themselves in the grassy area. Thank you for your cooperation in this matter.

OWNERS' CORNER

The Owners' Corner is a place in the newsletter for owners to voice their observations and suggestions about the association operations or make announcements about any Surfside III social event or activity. While the newsletter Editor and the Board do review these submissions, the opinions and content only represent the author and not the association. We will refuse and return to the author for re-writing any material that is not factual or is in bad taste or denigrates any individual. We are not perfect and apologize in advance if you find the content of anything in this section offensive.

The Surfside III Condominium Association ("association") is not responsible for the content and accuracy of any information provided by owners or third parties. The association and its Board of Directors will not accept any liability for any direct, indirect, incidental, special or consequential damages that result from or are related to material submitted by the owners or other third parties. By submitting any material for publication in this newsletter, all individuals agree to indemnify, defend and hold the association, its officers, directors, members, representatives, managers and agents harmless to the fullest extent permitted by California Law, from any and all claims, actions, and/or lawsuits, arising out of or related in any way to their material published in this newsletter.

To the Board

A CC&R update was to be provided at the November 14, 2015 Board meeting, but due to the absence of the Vice-President, the presentation was re-scheduled to the next Board Meeting in December.

The CC&R information included in the April 2015 Newsletter was informative but not complete. I am requesting that the entire proposed CC&R be posted on the Surfside website or for it to be sent to all owners prior to discussion at the Board. This action will allow the owners to provide feedback to the

Board so that the board discussion may include not just Board member concerns but also those from the owners.

Thank you,
Pat Berberich
735 Reef Circe

COMMITTEE BRIEFS

For more information visit: <http://www.surfsideiii.com/docs/committee/committee.htm>

Please contact the chair to volunteer.

Beautification Committee:

Chair: Lynne Haile: 760.912.9149 lynnehaile1@gmail.com -- Lynn Santamaria, lscif95@aol.com

The Beautification Committee had a very successful planting day on September 26. The areas planted with succulents are now taking hold and thriving. We added several more varieties weeded the areas and added natural colored mulch. Garcia's Landscape Company supplied 3 flats of plants and is helping to keep the succulent garden clean of falling leaves. The Committee is pleased with the look of our garden projects and the reduction of water used for landscaping.

Please join us for our need planting day this Spring. Look for our scheduled date in March. We enjoy digging in the dirt and watching our work take hold the following months.

Budget Committee:

Chair: Mary Peterson – Ellis Faraci: 805.415.6794 ellisfaraci@gmail.com – Susan Bradley

Elevator Response Committee:

Chair: Ellis Faraci: 805.415.6794; ellisfaraci@gmail.com - Scott Serbin – scottserbin@aol.com - Susan Bradley – beachgirlsusan@aol.com Conny Ortiz – connyortiz45@gmail.com

Enhancement Committee:

Chair Lynn Santamaria – 805.271.0601; lscif95@aol.com
Felicia Martin – fcmartin@earthlink.net

Enhancement Committee Report:
Project #4

The weeding of the volleyball area

On Tuesday morning, September 15th, members of the Enhancement Committee and Surfside III volunteers met to weed the volleyball area located at Lighthouse Park. The weeding was completed and most of the area was raked. Members will return to the volleyball area to complete the project. Two nets are now set up for play and volleyball can be signed out of the office and returned when play is finished.

The Enhancement Committee wants to thank all our residents here at Surfside for making a positive difference. We welcome comments and suggestions.

Thank you to everyone who participated! Lynn Santamaria



After work was completed!



Before the project begun!

Cigarette Butt Dispensers

The Enhancement Committee has placed cigarette butt dispensers in several key areas throughout Surfside III. We want to thank our residents who are using them and assisting in beautifying our home here at Surfside. If there are additional areas that need cigarette dispensers please contact Lynn Santamaria at lscif95@aol.com We will be happy to place a dispenser at the recommended site.

The Enhancement Committee continues to pick up trash throughout the complex and wash and clean the picnic tables and benches.

Neighborhood Watch Committee:

Chair: Val Lameka – 805.986.2855 v.lameka@yahoo.com

Rules and Regulations Committee:

Chair: Ellis Faraci: surfside3rulesandregs@aol.com
Susan Bradley and Pat Dileski: surfside3rulesandregs@aol.com

The revised version of the Rules & Regulations is available on the website for homeowner comments. Please go to the Surfside III website and send any comments you may have to the above email address. Comments will be available for 30 days from publication of the Newsletter.

Welcoming Committee:

Chair: Lya Findel: surfside3lya@yahoo.com , 818.371.3756 – Susan Bradley

Charter

The Welcoming Committee exists to function as the face of the Surfside III community.

Purpose

The Board of Directors will set the overall agenda of the Welcoming Committee and will assign a Director to serve as a liaison between the Committee and the Board. The Welcoming Committee will personally welcome each new resident to Surfside III.

Duties and Responsibilities

- 1) The Committee will provide a copy of the Rules and Regulations (R&R) to each new owner and resident and will review the R&R with them;
- 2) The Committee will provide information to the new owners regarding the process for remodeling their units;
- 3) The Committee will inform the new tenants of the various ways that they can participate in the Surfside III activities;
- 4) The Committee will provide various sources of information to the new tenants such as the Hueneme Magazine, restaurant locations and menus, contact information for the police and fire departments as well as the Surfside III Office;
- 5) The Committee will provide tenants with pets the appropriate information on pet licenses and shot records as well as taking a photo of their pets for identification purposes in case the pet is lost.

Organization

The Committee may consist of three to seven owners from Surfside III COA who have an interest in welcoming new tenants to Surfside III. The President of the Board shall choose the Committee Chairperson with the confirmation of the Board of Directors. Subsequent chairpersons will be chosen by the Committee every two years and be approved by the Surfside III Board

Tenure

Members may serve staggered two-year terms. Members may be replaced when tenure has expired, or he/she resigns, or is found to be ineffective by the current Board or Welcoming Committee chairperson.

Meetings

Meetings shall be established by the chairperson or any two Committee members, or as directed by the Board, consistent with the Association's By-Laws.

Records

Each Welcoming Committee meeting shall have recorded minutes of its activities signed by the chairperson. The Committee shall have the responsibility of developing minutes and a copy will be supplied to the Surfside III COA office and each Committee member within 15 days of each meeting.

Reports

The chairperson or designee will deliver a written report to be included with the Board monthly meeting agenda at least two (2) working days before the agenda distribution date. The report is to include a summary of the Committee meeting(s), activities and recommendations.

Budget

No expenses are expected to accrue as a result of this committee's activities.

CONTACT INFORMATION

MAINTENANCE/RESIDENT SUPPORT (PHONE NUMBERS AND E-MAILS BELOW):

Contact Lordon Management, Jennifer Critchfield; for e-mails always copy Donalea Bauer

Include your phone number(s) and/or e-mail for response before end of next business day. If you get her voice mail, but would like to speak with her directly, hit zero and talk to the operator.

If more urgent, call Donalea Bauer.

Surfside III On-site Property Manager's Office: 600 Sunfish Way, Port Hueneme, CA 93041

Phone: 805-488-8484

OFFICE OPEN:

Monday and Wednesday: 8am – 5:00pm

Tuesday and Thursday: 8:30am – 5:00pm

Friday – 1:00pm – 5:00pm

THERE WILL BE NO ON-SITE TELEPHONE SERVICE WHEN THE OFFICE IS CLOSED.

Please note that calls regarding maintenance or billing should be directed to Lordon Management.

Surfside III Direct Contact:

Surfside III COA
600 Sunfish Way
Port Hueneme, CA 93041
<http://www.surfsideiii.com>
manager@surfsideiii.com

Phone: 805-488-8484

Carol Short, On-site Property Manager
Gabby Vignone, Asst. Property Manager

Management Company:

Lordon Property Management
1275 Center Court Drive
Covina, CA 91724
Phone: 800-729-5673

For after-hours emergencies -
818-707-0200 or 626-967-7921
Option 9, listen fully to msg

Donalea Bauer, Vice President, community manager

Email: donalea@lordonmanagement.com

Phone: 800-729-5673 x 3342

Jennifer M. Critchfield, assistant community manager

Email: jcritchfield@lordonmanagement.com

Phone: 800-729-5673 x 3380

Our Board:

Ira Green - President ira.green@surfsideiii.com

Bill Betts - Vice -President billbetts2@gmail.com

Alexander Urmersbach – Treasurer

alex.urmersbach@surfsideiii.com

Michael Madrigal - Secretary michael.madrigal@surfsideiii.com

Andy Santamaria – Director andres.santamaria@surfsideiii.com

LORDON MANAGEMENT: OTHER DEPARTMENT EXTENSIONS

All escrow matters: Stefani Cordero, ext. 3339; escrow@lordonmanagement.com

All insurance and collections: April Webster, ext. 3337; april@lordonmanagement.com

Your account, billing address, etc: Tera Borden, ext. 3319; Tera@lordonmanagement.com

SURFSIDE III – 11/2015 – NEWSLETTER

As editor, I hope to make sure our Newsletter continues to inform our residents, both owners and tenants, of issues of importance to our Surfside III community. I want to thank the Board of Directors for this opportunity to work closely with them to this end.

Lya Findel surfsideiiilya@yahoo.com

PORT HUENEME FAMILY EVENT

Air National Guard Band of The West Coast - FREE Concert - Saturday,

December 5, 2015 at 7pm Call 805-986-4818 for free tickets.

REPORT FROM THE BOARD OF DIRECTORS

Annual Meeting For Election Of Directors

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2016 Budget Summary

The Board approved unanimously the 2016 Budget at the meeting on 11/14/15 and can be found on our website under Financials.

The objective is to further strengthen the capital reserves while reducing non-essential expenses.

Our Treasurer, Alex Urmersbach, is for any questions and/or comments at:

alex.urmersbach@surfsideiii.com.

Approved List of Surfside Capital Projects

All the projects listed in the Reserve Study in the Surfside website, will be worked on. If further information is needed please email the Board with your questions. Their contact information is also listed on our website.

Work in Progress

For those who use the billiard tables located in the Clubhouse, you will notice in the coming weeks that a contractor will be installing new felt on them. This should improve the playing surface substantially.

For those residents in Buildings 1 & 2, discussions have been held and decisions are being made as to how extensively the brick wall will be needed to be repaired prior to installing new aluminum fencing. There will be more news later.

An Arborist has been hired to prepare a tree health report for the trees and palm trees in the complex. This report will list trees that need immediate attention, on-going maintenance, and minor work. Once the report is received, a contractor will then perform the work outlined in the report.

The contract to replaster the pool is scheduled to be sent out for bids in December with award of contract in January or February.

BLUE dots on the concrete walk ways denote areas that will have skiving, shaving or grinding done to help level the path.

Yes, it's true! Starting in 2016, if you don't fill out the form on the following link you won't be getting any more SURFSIDE III NEWSLETTERS.....or is that a good thing? Seriously, this is your chance to continue to be informed about our community: <https://www.surveymonkey.com/s/WQHH5XH> or you may email: carol.short@surfsideiii.com with your name, Surfside III address, EMAIL ADDRESS & stating if you are an owner or renter.

Please don't let your dryer cause a fire. Directions for proper use & cleaning of gas or electric dryers can be found in the September 2015 Newsletter on our website: <http://www.surfsideiii.com>

Vehicles left in Guest Parking more than 96 hours in guest parking WILL BE TOWED unless you register with the office. OWNERS PLEASE notify your tenants.

Package deliveries cannot be made to the office. If you want to play it safe, request deliveries must be signed in order for delivery. We cannot guarantee their safety if left outside your door.

Dogs please tell your walkers not to allow you to urinate/pee on the first floor posts.

Vehicles wanting to exit must be sure to get close to the gate. Once the gate has opened, exit quickly since the gate only stays open for 7 seconds.

Pest control personnel are onsite the first 4 Mondays of each month to deal with pest problems. Contact the office for proper forms which require your signature before entrance to your unit is permitted

ONLY Gas/Propane BBQs...NO CHARCOAL, OPEN FLAME or SMOKERS on your balcony or patio (there are monetary fines for violations)

NO SMOKING on balconies or patios.

PLEASE do not leave your trash outside your front door.

DOUBLE your trash bags to avoid leakage and spills on your way to the trash areas.

Painting of common area railings are currently being completed. The office is currently taking names of owners that want to be placed on the waiting list to have their patio/balcony railings painted. Those that do not wish to wait may follow the instructions in the September 2015 Newsletter:

<https://www.surfsideiii.com>

LOST & FOUND items have been turned into the front office. Please check with the office for your missing items.