

SURFSIDE COLONY BOARD OF DIRECTORS
MONTHLY MEETING MINUTES
September 13, 2011

Present: Dave Evans, KC Coultrup, Sandy Redding, Pete McKinley and Steve Wiles

Guests present: Chressa Lockhart

The meeting was called to order at 6:31 pm.

Motion by: Steve Wiles to approve the Minutes of the August 8, 2011 Surfside Colony Board of Directors meeting as submitted.

Second by: KC Coultrup

Vote: all in favor

Motion carried

Front Gate report by Dave Evans: Edison will bring power to the guard shack on Friday. The footings will be poured for the gate pilasters. The exit lane is now open at the front gate. The front gate will remain closed until the occupancy permit is received from the Seal Beach Building Dept. The computer for the guards is ready. The phone lines and FIOS need to be ordered for the guard house. He indicated the project was two weeks from completion but the gate could be opened next week with the guards. More lighting is being added to the front gate area. The question was asked if the project is on budget. Mr. Evans indicated the landscaping and demo were over budget but the actual numbers will be available at the next Board meeting.

Drainage Project report by Dave Evans: Mr. Evans is going to go over the plan with the contractors at Haskett and Nobest.

Blanket Indemnification: Mr. Evans will call the attorney to ask if this is possible. Mr. McKinley recommended a blanket indemnification be put in the rules and regulations and have residents sign they have received it. New owners would sign the document through escrow.

Architectural Committee Report by Dave Evans: The Board then discussed the plans and approval of various properties.

Sand Fill Committee report by Dave Evans and KC Coultrup: The first Sand Fill Committee meeting took place and it was a good start. The attendees were, Dave Evans, KC Coultrup, Sandy Redding, Gino Salegui, John Kriss and Roger Kuppinger. The history of the Sand fill was discussed at the meeting; some members of the group had reservations about the City of Seal Beach taking over the cost of the sand fill. The group received an email from Mr. Kriss outlining the history of the sand fill as he knows it. All of the information will be compiled and kept in the Colony office for future board members to access. The Board discussed the committee's goals and how to achieve them. There was a discussion regarding adding more people to the committee to do

research. It was agreed that a time line should be developed regarding the sand fill process.

Front Gate Sign: Mr. Evans showed the mock up of the proposed sign. Several options and designs were considered. The Board agreed on a simple design.

Financial Report by KC Coultrup: Mr. Coultrup went over the financials. 16.7% of the year has past. Mr. Coultrup received the updated contract with Seal Beach for beach cleaning. He then went over the balance sheet and noted the liquid assets were \$787,755.00. He reviewed the Accounts Receivables.

Security Guard Post Orders: The Security Guards will soon be back at the front gate and the ramifications of that were discussed. The manual opening of the resident lane gate arm was discussed and it was agreed the guard should be able to lift all gate arms from the guard house. Mr. Evans indicated the iron between gate arms will be going up before the iron gates are permitted.

C Row Lighting: Increased lighting along C Row was discussed. A budget will need to be worked up. It was decided to consider adding additional lighting to C Row when the parking lot project is done.

Surfside Addresses: Mrs. Redding told the Board she had gone to the Seal Beach Planning Department to ask about unification of the Surfside addresses. The City was very receptive to the idea and said they would get back to Mrs. Redding.


Speed Radar: Mrs. Redding had arranged for speed radar in Surfside and intends to have the radar back again in the near future. She will coordinate with the Seal Beach Police Department. It will be up for approximately 2 weeks in front of A 64.

The Board then discussed upgrades to the exterior of C 17 as it is adjacent to the new gate. An email will be sent to encourage the owner to make the improvements.

Insurance: Mr. Wiles is gathering information on insuring the Colony buildings against earthquake and flood.

As no further business came before the Board the meeting was adjourned at 8:40 pm.

Respectfully Submitted by,


Sandra Redding, Board Secretary