

# Seawalk Newsletter – June 2023



## **Your Seawalk Board**

Chip Bifano - Pres  
Brian Travers - VP  
Susan Brown – Secretary – Web site and communications liaison  
Dan Cavey – Treasurer  
Edmundo Gonzalez - Director  
Robin Hailer – Director – Common Area Liaison  
Kevin Knieling – Director – ACC Liaison

Board meetings are generally on the 4<sup>th</sup> Monday of each month. May Management issues invitations to all homeowners via Microsoft Teams so be on the lookout!

## **Architectural Control Committee**

In addition to the board, your Architectural Control Committee is:  
Vickie Cavey – ACC Team Leader  
Susie Bifano  
Eileen Pfaff

**Robin Hailer** is your point of contact for items that effect the common areas – our pool, the lake, the common area landscaping. If you see an issue that needs attention, please send Robin an email at [hailerpvb@hotmail.com](mailto:hailerpvb@hotmail.com).

**Survey says!...** Over 75% of Seawalk households responded to the May survey asking about short-term rentals, speed bumps and an early assessment for road resurfacing. The Board is very appreciative of your feedback. Over 70% of you support an amendment to restrict short term rentals, 70+% oppose installing speed bumps and about the same percentage of respondents do not want an early assessment for road resurfacing.

**We got the Vote out!** – The Board takes your input seriously and by the time you read this newsletter, you will have been asked to vote on an amendment to restrict short term rentals in Seawalk and to vote on a separate amendment to allow Seawalk to lien for unpaid fines. We were successful in getting this amendment passed with the great turnout from you.

Although the amendment to take fines to liens was not successful, allowing us to collect on fines that are levied – after a very thorough process that allows for notices and opportunities to cure violations – is only fair and consistent with our practice to do so on HOA Assessments. This is a change recommended by our attorney to be consistent with best practices in Florida HOA's. We will be introducing a process for fining to you soon.

**On speed bumps** – although the majority of the community does not endorse speed bumps, the conversation from neighbors continues to be loud and clear on speeding – we do not approve! We urge you to pay attention to our speed limit of 15 MPH and to our STOP signs. We also ask you to urge your contractors to also obey our speed limits.

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**On early funding for road resurfacing** – The Board hears you loud and clear that most neighbors do not currently support an early assessment to undertake road resurfacing. This project is currently targeted for 2025 and we will keep an eye on the condition of the roads to make sure they do not deteriorate in a way that could make this more expensive.

**Seawalk looks great!** – The early summer weather is showing Seawalk off to a great extent! The plantings look wonderful all around. Please be mindful that **all changes** to the exterior of your home – including landscaping, pavers, plantings, etc. typically need ACC approval. It is always better to be safe and ask one of the ACC committee members if your changes need prior approval.

If you have any questions in the meantime, you can contact an ACC member and/or **Kevin Knieling** ([knieling@gmail.com](mailto:knieling@gmail.com)).

**Lake aerator and Pool pump** – We have had our lake aerator and pool pump serviced and they are working well. If you notice that the aerator is sometimes off, it is set that way to prevent over-oxygenation which could harm the lake. We appreciate you looking out and are happy to have you let us know when something seems off. Our most recent report from Solitude lake management shows that all is well in this unique microcosm.

**Financial** – Seawalk finances continue to look good and the HOA is right on track with the budget.

**Beach Gate Update** – Our new beach gate was installed in May and we have gotten a very favorable reaction from many of you. As you will experience, the gate has self-closing hinges. But, when there is strong wind or when you are trying to not let it slam, it may not always fully lock. Please make sure the gate is actually locked when you enter or exit. Thanks!

**It's easy to pay your HOA fees electronically** – Some neighbors have told us that they don't always receive their coupons on a timely basis. Well, you can eliminate that inconvenience completely! Sign up for electronic debit. Just go to [SeawalkHoa.com](http://SeawalkHoa.com) and you will see the HOA payment portal on the first page. Click on it and it will take you to a sign-up page. Easy-peasy!

**Please curb your pets** – A number of neighbors do not want you to walk your pet on their lawns! Please respect that and ALWAYS clean up after your pet. And, as a reminder, pets must always be on leashes. Thank you!

**We know you want your neighbors to be aware of things that are important!** – And sometimes, that means you may send emails using the Seawalk directory. Our neighborhood practice does not support this as many neighbors do not want their email addresses circulated. We ask you to use your discretion here.

**Summer Holidays are Coming – and so are hurricanes!** – Enjoy and stay safe. The Florida Department of Health has posted good information on their website. Although many of you are “old hands” at preparation, it never hurts to take a fresh look at what you might need. Given the increasing

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unpredictability of weather, this season may be more extended and dangerous than ever before. So, please take a look and refresh your preparations and supplies!

