

Dear Neighbor:

This is a brief report of the FMB meeting of Sat., August 25.

The board expressed its appreciation to the Beach Committee and its volunteers for cleaning about fifty feet of the beach near the stairs of the offending eel grass, about twenty man hours were needed. This potential future reoccurrence will be considered in our budget considerations.

All committee chairpeople are invited to mail or give me a list of items needed for the next year by September tenth. Scott Jordan will get estimates on these items. The Finance Committee and the Facilities Management Board will make final decisions as to what we feel can be afforded.

Fred Nichols gave the Grounds Committee report, this is our most important and active committee. Detailed drawings have been completed for the extensive repairs needed on the exterior of unit 4A. Repair and reconstruction will get underway as soon as possible. Our large lawn mower broke down due to a fault with the valves, this made it necessary to bring in outside help to assist in grass cutting. Sea Pines is following the ban on watering: watering is allowed on Mon., Wed., and Fri. There is a problem with bees that has not yet been solved. In our last letter it was noted that mushroom lights had been installed without a variance. Variance has now been fully signed and approved.

Please note this is a repeat of the notice published in my last letter of August 5, 1987. a revision of the currently effective Rules and Regulations was passed unanimously. POINT 12 b) delete present version and substitute this:

12 b Absolutely no clearing, planting, pruning, landscaping nor other work may be performed in any part of the common area--either by an owner or by an owner's designated representative--without an official Approval-by-Variance from the Grounds Committee. Neighboring owners within reasonable view-distance from the planned activity will be given a chance to react--but the final decision will be made by the Grounds Committee.

Variance forms are available from: John Lobingier Phase I, Fred Nichols Phase II, Joseph Stukas Phase III, Skeets Halamay Phase II, and HY Kraft Phase IV.

If you have a leak, structural problems, or minor maintenance problems please call 896-7940. This is Mike's telephone at the maintenance house. This message will be recorded on tape.

(OVER)

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Bob Sheils gave the Security Committee report. The present guard system is not at all up to his requirements. The future possibilities being considered are hiring another agency, or finding retired security people. The topics of manning the guard house, installing a telephone, adding needed furniture as well as a pull over area near the guard house are being considered. The use of walking guard is also being considered. Bob states the bottom line is about four thousand dollars per shift to fund guard service. On the beach check, two people were turned away and one turned around and left on seeing the check station.

Saturday, Sept 5 a farewell cocktail party will be hosted by Sea Pine's Summer people with BYOB as usual. Please check the club house bulletin board for more information.

Scott Jordan has informed us that a Sea Pines resident has filed a complaint with the Environmental Protection Agency. The complaint alleges the improper use of pesticides at Sea Pines. This is the only complaint on Cape Cod and according to the agent will have to be fully resolved. There will be more information on this later.

I wanted to get this letter in your hands Friday, Sept. 4th. I therefor have typed this from my own records and without the assistance of Vera's complete minutes to work with. Any major errors or omissions will be reported in my next report.

Sincerely,

Bernie

Bernard V. Phaneuf
Chairman F.M.B.
Sea Pines Condominium