



The Sandpiper

Newsletter of the Lido Sands Community Association

P.O. Box 1373, Newport Beach, CA 92659

www.lidosands.org

January 2018

YOUR BOARD OF DIRECTORS:

President:	Nicolai Glazer	Lighting:	Matt Hansberger
Vice President:	Clint Harwick	Pool:	Karen Jordan
Treasurer:	Dan Johnson	Social:	Traci Medici
Secretary:	Jeri Smith	Membership:	Barbara Gaughran
Grounds:	Del Deladuranty	Sandpiper:	Kit Natland
Parking:	Wendy Arnett		

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SOCIAL

The "Winter Wonderland" holiday party at the Medici house was well attended and a lot of fun. Many thanks to Traci for hosting (again) and to all those who attended. It reminds you of what a special and unique community we live in. The next event will be the Easter egg hunt. Stay tuned.

LIDO SANDS BUDGET, DUES, FINANCES

As usual Dan Johnson has our community's finances well in hand. A recent third-party reserve study was conducted and our reserves are 98% funded. For those who are involved in other community associations you know this is almost unheard of (most communities hover somewhere around 50% reserve funding.) This is due to responsible and sound fiscal policy by your board.

The Lido Sands budget for fiscal year 2018/2019 (from 4/1/18 - 3/31/19) is \$98,365 and it was approved unanimously by the board at the January 18 meeting. Most importantly, there will be NO DUES INCREASE this year.

DOG POOP

Dog poop continues to be a problem in the Estrada and at the Park. Please pick up after your pet and inquire of non-owners you see walking their dogs through our private Estrada. After one year of distribution, it seems as though the doggie poop bags provided by the community are consumed at approximately 700 per year at a cost of \$90/year.

SQUIRRELS

Love them or hate them, we have them. Some neighbors have requested that owners refrain from feeding them (particularly non-natural foods like peanuts.) The squirrels have been taking the peanuts and burying them in planter beds and digging into lawns, causing damage to owners' property. According to the Humane Society people should avoid feeding wild animals because it causes them to lose their natural fear of humans, increases the risk a spreading disease, and sometimes harms the animals when they are fed items that are not part of their natural diet.

"RAR" STATUS

The Recreation Area Revitalization ("RAR") Committee continues to work on fine tuning the plans, costs and process for implementing the long overdue makeover of our largest asset, the Lido Sands Recreation Area. It is hoped that an informational brochure will be prepared and circulated, followed by a town hall meeting (or two) prior to the matter going out to vote to all the members of Lido Sands.

The next Board Meeting will be held on **February 28 at 6:30 pm** at Matt Hansberger's house (5516 River). Keep your eye on the Bulletin Board at the Pool House for meeting agenda updates for time and location.

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SOCIAL

The Lido Sands Easter Egg Hunt will be this **Saturday March 31** starting at **10:00 a.m.** at the Park. Don't be late if your younglings or grand-younglings want to participate as it is hard to hold off the masses of children with all the eggs spread out across the park!

There will also be a Cinco de Mayo party this year on Cinco de Mayo! Stay tuned for more details.

Finally, if there is any interest in a Lido Sands Book Club please contact Traci Medici.

ANNUAL MEETING OF LIDO SANDS

The Lido Sands Community Annual Meeting will be **Saturday May 19** at the Park with coffee and doughnuts starting at 9:30 a.m. and the meeting starting at 10:00 a.m. There will be a call for nominations for any members interesting in serving on the Board. As you may or may not know there are eleven Board members. Each member serves a two-year term. Six of the terms expire on even years and five expire on odd years. If anyone has any interest they should contact a board member to see about being nominated.

PALM TREE TRIMMING

It will be happening soon! Please keep an eye out and **avoid parking under palm trees on trimming day!**

POOL

It is cold. Heating will resume mid-May through mid-October. Recently there was some vandalism at the pool, including broken chairs, plants, etc., and many chairs thrown into the pool. If anyone has any information please let a Board member know. Everyone please keep an eye out for your biggest community asset . . . the pool and Park area!

PARKING

Patrol One, our parking company, has approached us about switching away from stickers and passes to license plate recognition and an App-based parking system. Stay tuned as the Board evaluates this.

"RAR" STATUS

Towards the end of April, in advance of the Annual Meeting, all members will be receiving a packet detailing the status of the Recreation Area Revitalization ("RAR"). This packet will include a Q&A about what has been done so far, the status, the need, the costs, etc. There will also be several town hall meetings prior to the matter going out to vote to all the members of Lido Sands. Obviously, there are many moving parts and competing interests all of which are being balanced and taken into consideration. Your patience is appreciated!

The next Board Meeting will be held on **April 18 at 6:30 p.m.** at Clint Harwick's house (5223 Lido Sands Drive). Keep your eye on the Bulletin Board at the Pool House for meeting agenda updates for time and location.

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ANNUAL MEETING OF LIDO SANDS

As previously reported, the Lido Sands Community Annual Meeting will be **Saturday May 19** at the Park with coffee and doughnuts at 9:30 a.m. and the **meeting starting at 10:00 a.m.** Everyone should have received the Candidate Nomination Form the last week of March and the deadline to return the form was April 11. It should be a full agenda and the Recreation Area Revitalization will be a large topic. In fact, **the first Town Hall Meeting** to discuss the Recreation Area Revitalization will be immediately following the Annual Meeting on **May 19 at 11:00 a.m.** Hope to see you all there!

SOCIAL

Sadly, because Cinco de Mayo is on a Saturday this year it was impossible (despite herculean efforts by Traci) to book a taco cart and mariachi band. So there will not be a community Cinco de Mayo party . . . but it does not mean you can't celebrate at the Park anyway!

There will however be a Lido Sands Movie Night at the Park on **June 2** with a Circus!! Fliers will be coming out but as a sneak peek, the Circus will start at 6:00 p.m. with stilt walkers, jesters and fire performers! The movie will be "The Greatest Showman" and it will start at **8:30 p.m.** and there will be \$1.00 beer and wine! Keep an eye out for the flier!

Apparently, there is some interest in a Book Club so anyone interested should contact Traci at (949) 645-1754. There is also some rumblings about putting together a community cookbook where we share our respective families' best recipes!

"RAR" STATUS

The packet detailing the status of the Recreation Area Revitalization ("RAR") should be out soon and definitely before the Annual Meeting. This packet will include a Q&A about what has been done so far, the status, the need, the costs, etc. As noted above the first Town Hall Meeting will be at 11:00 a.m. on **May 19** immediately following the Annual Meeting. The second Town Hall Meeting will be at 10:00 a.m. on **Saturday June 2**. If a third Town Hall Meeting is deemed necessary, the tentative plan is that the regularly scheduled June Board Meeting on **Wednesday June 20** would be held an hour early at 5:30 p.m. with a Town Hall Meeting to follow at 6:30 p.m.

PALM TREE TRIMMING

As a reminder the Palm Tree Trimming along Lido Sands Drive will be happening soon! They are targeting the **second week of May** so please keep an eye out for the notices that will be in your mail box and **avoid parking under palm trees on trimming day!**

POOL

The heating will resume mid-May through mid-October. It's gonna be a great Summer!

PARKING

Our Parking Chair, Wendy, is researching the options presented recently by Patrol One, our parking company (switching away from stickers and passes to license plate recognition and an App-based parking system.) Continue to stay tuned as the Board evaluates this. Also note that Summer is just around the corner which means Summer parking issues and increased parking scrutiny. Make sure your guests get parking passes!

KUDOS AND WARM FUZZIES

Kudos are due to Debbie Brinkman Stone for always keeping her landscaping along the entrance to Lido Sands beautiful and impeccable. Anyone entering Lido Sands gets a great first impression. Thanks also to the Blackmans and Scott Endsley for upgrading their landscaping along the entrance. Not to leave anyone out if you recently improved your Estrada thank you! If you respect your property then others will too.

The next Board Meeting will be held at the Annual Meeting on **Saturday May 19 at 10:00 a.m.** at the Park. Keep your eye on the Bulletin Board at the Pool House for meeting agenda updates for time and location.

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ANNUAL MEETING OF LIDO SANDS

The Lido Sands Community Annual Meeting was held on May 19. It was certainly nice to see so many neighbors and to visit and catch up. After many years of service Barbara Gaughran and Jeri Smith decided to take some time off - many thanks to both of these fine ladies for the years of service! After the vote at the meeting two new members were added to the Board: Edward Polhemus and Renee Germann. Welcome! We will be sorting out who assumes what roles at the next Board meeting but for now the Board is comprised of the individuals listed above.

FIRST TOWN HALL MEETING REGARDING THE RAR

The first town hall meeting regarding the Recreation Center Revitalization took place right after the annual meeting. Many thanks to all who attended and provided input. We are a community of 82 homes and we have to operate in the majority's best interests according to our rules and the law. To some this may feel like they are getting forced to do something - the board is appreciative of this and that is why we are trying to provide a financing option for the special assessment. In the end it will depend on if enough members vote to allow the financing option. We are a "common interest development" and so we act in the common interest. We are a little spoiled in that we have never (at least in the last 20 years so far as this writer knows) had a special assessment. This is mainly due to the financial prudence on the part of your Board. Some HOAs have special assessments every year. Because we have not had one it does make the prospect of a special assessment seem a little "unfair" perhaps. But again, we are a "common interest development" . . . an association of 82 homes. We sink or swim together.

The second Town Hall Meeting will be at 10:00 a.m. on Saturday June 2. If a third Town Hall Meeting is deemed necessary, the tentative plan is that the regularly scheduled June Board Meeting on Wednesday June 20 would be held an hour early at 5:30 p.m. with a Town Hall Meeting to follow at 6:30 p.m.

SOCIAL

Lido Sands Movie Night at the Park is coming up on June 2 with a Circus!! Fliers went out and they were very shiny. The Circus will start at 6:00 p.m. with stilt walkers, jesters and fire performers! The movie will be "The Greatest Showman" and it will start at 8:30 p.m. and there will be \$1.00 beer and wine!

POOL

Well, when we tried to fire up the heater is just wouldn't go. After working with our pool guy we were convinced this aged device was simply past its useful life . . . even so we tried and tried but no luck. So, we have a new pool heater! It's more efficient and also can be moved to the new location proposed in the RAR. Heating should resume this weekend weather permitting.

PARKING

New parking passes are now available (they were passed out at the annual meeting if you were there.) The old orange ones expire June 15. Get with Wendy and get your new ones! Don't let your guests get towed.

COYOTES

We all love all our wild neighbors. After all they were here first. There has been a coyote in the Estrada sighting. This seems to happen every summer. Pet owners should take what action they feel appropriate.

TREE TRIMMING

It is done thanks to much effort by Del and the crew. Was supposed to take 3 days . . . took 4 days (which means more \$\$\$ from Lido Sands) because people did not pay attention to the notices to not park under trees. It may be a long shot but I'm guessing those same owners are not reading this either. Thanks to all who paid attention!

The next Board Meeting will be held at the Annual Meeting on Wednesday, June 20 at 6:30 p.m. at the Park. Keep your eye on the Bulletin Board at the Pool House for meeting agenda updates for time and location.

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RAR (aka "That Pool House Project")

After more than two years of planning and three town hall meetings the RAR project will go to vote **July 28**. Keep an eye out for the mailers which will include the notice of special meeting, voting instructions and ballot. Three questions were asked at the last town hall meeting and here are the best answers the board can provide at this point:

Q: What if I start with the loan and after a year decide I just want to pay off my balance?

A: Owners may contact the agent who will be managing the payment plan for a payoff balance amount, which will be based on the bank's amortization of our loan at that time, i.e. it will cost a little bit more than the principal amount because of the interest for the term of the loan.

Q: What happens if there is a recalcitrant owner who just refuses to pay?

A: The HOA's attorney would commence collection proceedings. This means legal proceedings to obtain a lien. The owner would then also owe interest, late charges, attorneys' fees, costs and it could result in levies on bank accounts, wage garnishment and potential foreclosure.

Q: Can I just use a home equity line of credit for my \$10,000?

A: Of course and this may result in lower monthly payments as the interest rates on most HELOCs are lower than the HOA would be able to get on the larger loan. Moreover, the interest paid *MAY* be deductible as a "substantial" improvement which increases property value (but each owner should check with their own tax professional on this issue.)

Your Board of Directors supports this project and urges you to vote "YES" on it.

SOCIAL

Lido Sands Movie Night was a ton of fun and everyone who attended gave rave reviews! Thank you Traci!

The 4th of July is coming up on a Wednesday this year! Given the continued grey skies and the mid-week timing we may not see the craziness of years passed. The City's "Fourth of July is for Families" campaign has been great in terms of changing the tenor of the neighborhood on this holiday. Speaking of that, the City sponsored bike parade begins at 9 a.m. at 36th Street Park and will head down Balboa Blvd. to Channel Place Park for a free community festival including carnival games, giant slides, jump houses, arts & crafts and food. Parade participants are encouraged to decorate bikes, scooters, wagons and strollers and please bring dogs on leashes. The festival will run from 9:30 a.m. to 11:30 a.m.

Lido Sands will have its own traditional bike parade starting at 9:00 a.m. at the corner of Lido Sands Drive and JoAnne Place. It will join up with the City parade at Channel Place Park. In the afternoon there will be pool fun, pot luck, and general revelry at the Lido Sands Park. Look for a flyer from Traci with more details.

PARKING

With the Summer parking crush coming up, our esteemed parking chairperson has been getting many questions regarding some of the community parking rules:

1. **Skateboard ramps and other objects.** Skateboard ramps as well as other object are not to be stored on Lido Sands streets per Lido Sands regulations. We love that the children play but the ramps must be put away and off the street when they are not in use.
2. **Stored cars.** Your cars may be covered with a car cover if you wish. However, they still need to abide by the no storage rule and they must be moved regularly every 72 hours by at least 100 feet. Storage is not allowed for more than 72 hours unless you are on a vacation or have some special circumstance we need to consider and have notified us.
3. **Vehicle sizes allowed on Lido Sands streets.** The vehicle must not be in excess of twenty feet without special permits being applied for.

The next Board Meeting will be held at the Annual Meeting on **Wednesday, July 18 at 6:30**



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RAR (aka "That Pool House Project")

After almost 30 months of work, surveys, countless hours and three town hall meetings the Recreation Area Revitalization project was finally brought to a vote by the community on July 28, 2018. Amazingly we received 79 of 82 votes (a 96% return). One ballot was disqualified (a copy was submitted instead of the original) so there was a total of 78 ballots that counted. Good on you Lido Sands for getting out the vote. Here are the results:

- (1) Vote on the \$10,000 special assessment per lot: **PASSED** (56-22 OR JUST OVER 70%)
- (2) Vote on whether the HOA can borrow money: **PASSED** (54-23)
- (3) Vote on spending more than 5% of the budget on a capital improvement: **PASSED** (55-23)
- (4) Vote on whether the HOA can take out a long-term loan: **DID NOT PASS** (55-23 . . . we needed 62 "yes" votes on this one)

So, this is great news for Lido Sands and a historic move forward for the community! Unfortunately, because not enough people voted yes to approve the long-term loan as things stand the HOA will not currently be able to offer a financing option. Each owner's payment will be due by March 31, 2019. HOWEVER, the board is working to promptly have a revote on item (4) above now that the other items have passed. Please watch out for the notice and voting materials in the mail and the Board urges everyone to vote yes on the ability of the HOA to take out a long-term loan! Again, we need 62 "yes" votes on this issue. If this issue does not pass on the re-vote the HOA will not be able to offer a financing option to those owners who want to finance. At that point it would be up to each owner who wants to finance to make their

own arrangements (e.g. with a home equity line or personal line of credit.) Frankly taking out a \$10,000 home equity line takes about five minutes and offers better rates and more flexibility to the owners who take that route than could be provided by the HOA through one larger ten-year loan.

The 96% voter turnout and the 70% yes vote on the special assessment shows how much support this project has community wide. Although with 82 owners there will always be differences of opinion as to the design, style, details, etc. a significant majority of the Lido Sands owners recognize the need and have now given marching orders to the Board to get this done. The Board hears you and will work together to efficiently accomplish this task. We hope to break ground by the end of this year!

POOL

Summer is on cruise control and the pool as usual is getting heavy use. As a reminder there are rules at the pool that must be followed. These include: Adults need to be present for kids under 16. No dogs in the pool area and especially not in the pool. Please close the gates after entering. Please pick up after yourself! All the pool rules and regulations can be found on the website here: <http://www.lidosands.org/pool.htm>.

SOCIAL

A couple owners have mentioned wanting to have a community garage sale towards the end of August. If anyone is interested please let Traci Medici know. A date can be selected and perhaps even a little advertising can take place.

The next Board Meeting will be held on Tuesday, August 28 at 6:30 p.m. at the Park.

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RECREATION AREA REVITALIZATION - REVOTE ON LOAN

As reported, the Rec Area Revitalization passed with flying colors. However, the ability of the HOA to borrow money to allow some owners to finance the \$10,000 special assessment did not pass. We thus put this loan issue up for a re-vote on September 8. For it to pass we needed 62 yes votes. We only received 60 total votes (with 48 yes and 12 no) so this vote failed for a second time. As such, the HOA will not be able to borrow money to provide a financing option for the special assessment. It will be up to each owner who wants to finance to arrange for their own financing. It was suggested that any owners who want to finance the \$10,000 special assessment should look into home equity lines of credit as they are the most flexible for the borrower, are relatively simple to apply for and to obtain, and have the best interest rates. Formal notice will be coming out on the due date to pay the special assessment but everyone should be prepared to make the payment in early 2019.

GROUNDS/COMMON AREA LANDSCAPING/ESTRADA

Just FYI our landscaping service day switched from Wednesday to Thursday.

As a reminder each individual owner's section of the Estrada is their responsibility to maintain. Some are getting a little long in the tooth. This includes the need to weed, and the need to prune hedges and such. Your hedges and other plants are not supposed to encroach on the Estrada, but should go straight up from the edge of the sidewalk so that two people can walk along side by side. That's the goal people so make it happen!

INTERSECTION OF LIDO SANDS COURT AND LIDO SANDS DRIVE

There have been a few near misses lately - cars and people! - due to speeding and cutting this corner on left turns in both directions. Please slow down and stay on your side of the street! Because of this happening the Board is now having to consider installing a narrow center median at that "T" intersection . . .

SOCIAL

The next social event will be the annual pumpkin carving at the Park. This will take place **Sunday, October 28 at noon**. Spooky treats and a chili bar with seasonal beverages will be provided. If anyone wants to bring a crock pot of their own famous chili that would be much appreciated and would enhance the whole "chili bar" part of the chili bar. If so call Traci to coordinate. As usual, B.Y.O.P.

HUNTINGTON AIR SHOW

The Great Pacific Airshow aka Huntington Air Show will be October 19 - 21 from 12 PM - 4PM. Practice performances will commence around 12 PM - 4PM Friday October 19 so if you hear jets we are not being invaded by Canada. This is a fun event to check out if you have not done so before.

The next Board Meeting will be held on Thursday **September 20th @ 6 pm** at the Park.

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