



Building Community

2020—A Difficult Year

Obviously 2020 handed us all something that was life changing. Our communities have struggled tremendously and we are hoping that 2021 brings an end to the pandemic.

The Board has pushed on as well as they could—working on drainage and road projects and gearing up to build membership for our 2021 projects.

This newsletter is a recap of what we have been working on—and a look forward to what we hope to accomplish, with your membership dues and participation.

Get to Know Your Board Members



RAY GERTZ
President



ARTURO SOTO
Vice President



MOLLY NAUGHTON
Secretary



CHIP LITTLE
Treasurer

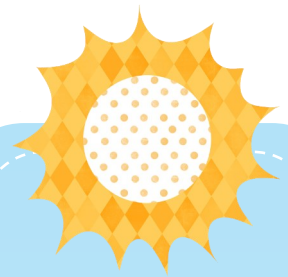


VOCALS: Lindsey Cantillo (stepping down), Ivannia Alfaro, Justin McCarter

FISCAL: (position open)



We will have two open board positions this year: one vocal and the fiscal.



2021

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Important Dates

BINGO at 3:30 on Saturdays at
Perla's

Feb 6, 2021—10am Annual Meet-
ing at Bahia del Sol



2021 ANNUAL MEETING

Join us on Saturday, February 6 at the Palapa at Bahia del Sol for our annual membership meeting.

9am is first call

10am is Call to Order

Remember that you must be a member to vote on the initiatives and in the election of the two board member seats. Dues must be paid by February 1—so that we can have a membership list ready for voting.

TOPICS:

- Road maintenance
- Drainage and Flooding
- Green Zone Protection
- ADI Status
- Bus Shelters
- Security



Road Repair

Road wear and tear is a big issue in Surfside, made worse by people driving too fast on the dirt roads. It is an annual issue that the Board plans and budgets for. This year, through intense lobbying, we were able to get the municipality of Santa Cruz to participate in the project. We are also fielding inquiries from members about speed bumps on the interior dirt roads of Surfside and looking in to the legality of installing them. **Encourage everyone to drive slowly!**

Drainage and Engineering Project

The drainage in Surfside is a long-standing issue. Late in 2020, we opened up donations to our planned long-term project. The Association hired a topographer and a civil engineer to assess the issues and create both a short and long term plan. These plans will be shared with our members as soon as they are done. Meanwhile, you can continue to donate to this project and we will provide a full accounting during our annual meeting.



Membership Drive

We need everyone to pitch in! Of the over 800 lots in Surfside, only 80-90 people chip in with membership dues, while all owners benefit from our work. Unlike most HOAs, Surfside has optional participation. So we rely on our owners to contribute \$150 per year (\$12.50 per month) for the good of the community—so that we can fund road work, flood response, lot cleaning, security initiatives, etc.

All members now have access to the Member Whatsapp Chat and the private Members Only page on our website with live security camera feeds. Members will also participate in our planning around security and our ADI status.

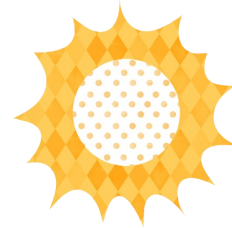
PLEASE JOIN US and get your Surfside Watch sign for your house. www.surfsidepoa.com—and click on JOIN.



ADA (Asociacion de Desarrollo Integral)

The POA is very excited about this project. We are working to establish an ADI (Asociacion de Desarrollo Integral, a Development Association). Different from our current status, these government sanctioned and regulated associations have political influence and receive funds for administration and can apply for funding for all types of community projects. Looking into the future we visualize using some of the lands and funding for Parks, community

centers, a Police station, a playground, and perhaps a water park and a basketball court. We really need our community involved to get this status change completed. Join us so that we can make these amazing improvements to our community.



"If you support the community, they will support you." - Jerry Greenfield

Green Zone Recovery

In December 2020 the POA initiated a class action constitutional challenge with the Supreme Court (Sala 4) against the Santa Cruz Municipality in order to force them to regain control of the Green Zones. So far the results are positive and encouraging. This is important in order to stop the sale of these zones and to keep people from building illegally.

Stop Dumping!

A chronic and unfortunate issue in Surfside is the dumping of organic and construction waste. The Association has purchased signage to communicate the illegality of this behavior and we are reporting illegal dumping to the municipality of Santa Cruz.



THE POA IN ACTION! In September, the POA initiated cleaning of the Cacao River of trees back in avoid and reduce flooding in the North zone.



Street Lighting and Bus Shelters



Our Legal Action committee, with the hard work of Ivannia Alfaro and Lindsey Cantillo, have been pushing Coopeguanacaste to install more street lighting, especially in dark areas of our community. This process has not been quick and we thank these board members for their hard work on this topic. More to come!

The POA is working with the government and the bus service to get approval on 5 bus stops to be located along with main road. Design, location, construction and funding of these shelters is underway. We envision allowing our businesses to be involved in the fundraising. These shelters will provide a more safe road experience through our community.



The Surfside Property Owner's Association is a legally sanctioned community organization staffed by volunteers to promote a happy, safe and ever-improving quality of life for our diverse residents and visitors, respecting everyone's cultural values and the environment. (OUR MISSION)

Security Initiatives

Security is the main concern for many Surfside Residents. Past attempts to provide a cost-effective private security service with patrols were not overly successful considering the 10 KM of roads to patrol. With new technology, it is now possible to install high quality cameras throughout the neighborhood and link them to various routers and collect all the video streams in at one monitoring station. Recent video is saved in the cloud to ensure safekeeping of the data if the recording device is damaged.

The Surfside Property Owners Association proposes to develop a new security monitoring program starting in January. We will launch the program with no additional monthly fees to POA members, currently set at \$150 per if we can increase our membership by 50 new members. Initially, we will have the security company monitoring the cameras between 9 PM and 7 AM. Depending on the amount of new members the POA attracts, and the monitoring hours desired, will determine if membership fees need to increase next year. Considering that the old security company charged \$30 per month, we anticipate that many potential members will see the value in the new program. We intend to have 24/7 monitoring by January 2022. The intent is to install cameras at all road entry points and beach locations to identify suspicious individuals or activities. The POA has already installed 2 cameras- one at Perlas facing west and one at the Bahia del Sol facing east. The Sailing Center donated an additional

camera to view the road east of the beach access. Members can view these cameras, as well as Seaview camera located on the beach at Bahia. These cameras were supplied and installed by Paraclete Security Services at 1/2 price to help the community with security. Paracletes platform has many advanced features which will allow effective monitoring. We hope that Members interested in the program will buy additional street cameras for to be added to system. All that is required to add a camera to the watch program is a Cat 5 cable to your router. No other equipment is required. The cost per Camera will be \$260. Besides Monitoring cameras, we will also be developing the ability be able to monitor alarms and be able to notify property managers, owners or the Police directly. The POA security subcommittee has established excellent communications with the local police force and OIJ. The police are pleased with the amount of security initiatives that the POA is developing and is most interested in helping us prevent crime. We expect the police will respond quickly to our notifications considering that we will be able to weed out most of the false alarms. The POA will also purchase 3 large warning signs stating that the community is under constant video surveillance. A police station in our community is also in the works. The police have already agreed to staff a station in Surfside. Surfside POA is working very hard to provide cost effective security solutions for the community. The more members we get to contribute, the more effective we can be.





Say Hi to Marta

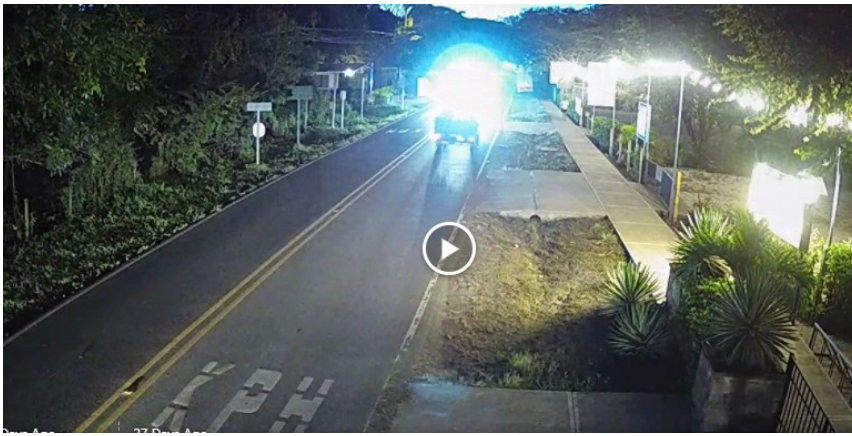
One of the best things we did in 2020 was to contract with Marta to provide admin support to the Board members. While Jesus was previously the only employee of the Association, the addition of Marta allows for immediate responses to members and bilingual support for all of our initiatives. We are grateful to have her working alongside the Board and helping to make sure we can help our members whenever they need assistance.

hola!

Sign Pollution

In December, MOPT alerted our legal action subcommittee to the impending removal of signs in Surfside. Many of these signs were removed—as road signage in Costa Rica requires a permit from MOPT. We ask all residents to avoid placing illegal signs as it reflects negatively on our community and we would like to have MOPT working with us and not against us. If you need information on how to get a permit for a sign, please email Marta at surfsidepoa@gmail.com. Otherwise, please take your signs down so you do not lose your asset. Keeping Surfside beautiful and safe is part of our mission and we want to make good on it!





Members Only Page

We are INCREDIBLY happy to have launched our members only page. With 4 live video feeds, insight in to security and resources, discounts for security devices and general participation in

to the workings and initiatives of the board, we hope to soon have all property owners and businesses as members. This page can only grow to be a great tool for our community. Once your dues are paid for 2021, you just need to access our website and sign up for access to the pages. We welcome the participation of everyone!

Support Our Businesses

Our businesses are part of what makes our little community so great. And we are very appreciative of those who support the Association by joining as business members. All members have links on our website and we encourage you to thank them for contributing to the community development.

KRAIN Luxury Real Estate

Special Places of Costa Rica

Flamingo Beach Realty

Boomerang Tours

Allen Lungo/Caldwell Banker Real Estate

The Brewery & El Garden

The Shack

Sunbeach Property Management

Perla's

Amond Tree Oasis Apartments

Bahia del Sol

La Forketta

Paraclete Security Services

Summer Coast Realty

Tropical Homes of Costa Rica

The Sailing Center

