

SEABRIDGE VILLAS COMMUNITY NEWSLETTER

April - May 2019



Resident Links

Calendar
Community Amenities & Map
Neighborhood Watch
Newsletters
Useful Phone Numbers

Homeowner Resources

Resident Portal (password required)
Work Order Requests
Documents

- Architectural
- CC&R's
- Clubhouse Rental
- Community Maps
- Meeting Minutes
- Newsletters

Important Numbers

Non-Emergency: 714-960-8825
Animal Control: 714-935-6848
Action Property: 800-400-2284

Report an Issue

Maintenance or Elevator Issue
800-400-2284
Email:
communitycare@actionlife.com

Gatehouse

Beach Gate 24 hours 714-536-6055
Adams Gate 7am-10pm 714-536-5856

Current Board Members

Tracy Darcy	President
Jose Alvarez	Vice President
Nick Black	Treasurer
Jennifer Culhane	Secretary
Chad Frew	Director

Management Company

Action Property Management
Manager: Don Chesemore
Phone: 800-400-2284

Hello, Seabridge Villas residents! This is our monthly newsletter from the Board of Directors. We hope that you will find the information helpful and ask for your [suggestions](#) on articles for upcoming issues. We welcome your feedback.

Board Meeting Summary

The Board of Directors meeting was held on April 23, May 9 and May 22.

May 22

Approved:

- Minutes
- Financials
- CDs
- Changing Boiler Shut Off Days to 1st & 3rd Tuesday of each month beginning 7/1/19
- Palm Tree Trimming
- Entry Color Replacement
- Pool Chemical Chlorinator Upgrade
- Lake Pump Repairs

Other Items Discussed:

- Cameras and Security
- Landscaping
- Committees
- Janitorial
- Email Consent Participation

May 9

Approved:

- Minutes
- Financials
- Summer Patrol Schedule
- Restoration
- Roof Repairs
- Plumbing

Other items discussed:

- Cameras
- Plumbing
- Boilers

April 23

Approved:

- Budget Modifications
- Audit Approval
- Financials
- Minutes
- Water Restoration approvals

Great News

Water (Boiler) Shut Off Days is Changing

**When: 1st & 3rd Tuesday of each month
Starting July 1st**

Note: emergencies are the exception.

Results of Election

Seabridge Villas - Results of Election

Your Association's Annual Meeting of the Members was held on April 23, 2019. The Election of Directors was completed. Three (3) Directors were elected to serve a two (2) year term and two (2) Directors were elected to serve a one (1) year term:

- | | | | |
|---------------------|----------------|--------------------|-------------|
| <i>2 Year Term:</i> | • Nick Black | • Tracy Darcy | • Chad Frew |
| <i>1 Year Term:</i> | • Jose Alvarez | • Jennifer Culhane | |

The members further voted to allocate any excess funds at the end of the current fiscal year to the subsequent year's member assessments.

	NUMBER OF VOTES CAST
In Favor	82
Opposed	4
Abstained	5

Sincerely,

The Board of Directors
Seabridge Villas Homeowners Association

Let's Improve Security

In an effort to improve security in our community, we're requesting all residents/tenants call Andrew at the Beach gate (714-536-6055) and confirm/update the following in Dwelling Live:

- Your Name(s), Address, Contact #'s, Guests
- Vehicle Year, Color, Make, Model, License # and Barcode #

If you have questions on how to update things in Dwelling Live yourself...

1. Go to the site & login - <https://community.dwellinglive.com>
2. Click the '**Tech Support**' link in the upper-right
3. Choose a question in the '**How do I?**' dropdown list

Neighborhood Watch



Are you interested in being involved in the Neighborhood Watch Program? If so, please reach out to our Property Manager, Don Chesemore at dchesemore@actionlife.com and let him know you are interested.

Are You a Tenant?

To help provide tenants a similar experience as owners for community announcements, rules, notices, and other documents, please email Don Chesemore (dchesemore@actionlife.com) with the following:

- Your Name(s), Your Owner's Name(s), Address, Contact #'s

Don't Be Trashy

Trash is NOT to be left outside. There are trash chutes located on every floor next to the elevator.



Did you know, the HOA has to pay someone to remove these types of items. Actually, you pay the HOA dues so please help keep the costs down by doing the right thing and dispose of your trash using a nearby trash chute or take it down to the trash enclosure room and put in the actual trash bin and not just in the room. If items are not placed in the bins, the HOA (you) pay to have someone breakdown and place the items in the trash bins or pay someone to dispose of the item(s). The costs start to add up.

Remember to always breakdown boxes and place them in the trash bin and NOT the trash chute. Grocery carts MUST be returned to the trash enclosure room.

Cleanliness

We would like to ask all our residents here at Seabridge Villas to please help upkeep our community looking nice. If you see some trash blowing around please take a moment to pick it up and place it into one of the trash cans located around our complex.

Thank you for helping to keep our community clean and safe.

Bicycle Registration

Huntington Beach Police Department is partnered with Project 529 to help combat bike theft. Quickly register online so the police can contact you when they find someone else with your bike. It's free.

Register at www.project529.com/garage/huntingtonbeach

Balcony Etiquette

While we all love summer and the use of our balconies, please remember a few rules of courtesy and etiquette for your neighbors and for everyone's safety:

- Water used for such things as plants or washing balcony furniture must **not** be allowed to flow over the edge of a balcony.
- Rugs, linens, clothing, mops or similar objects may not be hung from or shaken on a balcony.
- Sweeping debris from your balcony onto someone else's balcony must **not** be allowed. Please use a dust pan.
- Open flame and charcoal barbeques are prohibited. Propane barbeques are permitted.

Be aware of the policies addressing balconies and pets. Although you may see someone else not following the rules, it doesn't mean they aren't in violation. Be considerate of your neighbors. Keep the peace with your balcony neighbor.

Community Project Updates



We have several projects in various stages currently, here are the top 5 and their status:

Project	Status
Cameras	Met with several vendors, received proposals from each, deciding on solution
Rules & Regulations including parking and towing	Beginning stage of review
Slurry Seal & Re-striping (Cape Coral and Bluffside Circle)	Research and review bids
Resident Portal – Announcement page	Action’s IT department is implementing
Resident Portal, Tenant Login (limited access to announcements and rules and regulations)	Action’s IT department is implementing

The Seabridge Villas HOA Board will be reviewing upcoming projects at the June meeting. We will provide more details in future newsletters. Please attend the HOA meeting to get the latest update and other ongoing projects.

Gatehouse Post Commander Andrew says...



WHAT’S NEW AT THE GATEHOUSE??

You may have recently noticed a new face Monday through Friday at the Seabridge Beach Gatehouse...that’s because there’s a new Post Commander in town! Post Commander Andrew is the new Site Supervisor for the Seabridge community security team. Andrew has been with Allied Universal Security Services for 2 years and stationed at Seabridge since August 2018.

GATEHOUSE POST COMMANDER ANDREW SAYS...

- **CATCHING A RIDE?** When using a ride service such as Uber or Lyft, please advise your driver to be prepared to show their phone app to gain entry into Seabridge, as well as provide your name and address. **Please note that drivers SHOULD NOT be instructed to wait for you in the fire lane leading up to the guard gate. Any car parked in a fire lane may be subject to a fine and/or towed at the owner’s expense.**
- **ARE YOU CURRENT?** Many residents do not have current resident information in the **Dwelling LIVE** database. Please verify that all of your information is current by completing an updated **Resident Data Sheet** and returning it to either Gatehouse. Copies are available at each Gatehouse. **We have attached instructions on how to update your Dwelling LIVE info.**
- **WHO’S AT MY DOOR?** Guards are **REQUIRED** to call any resident whose guest arrives but is not on their guest list in Dwelling LIVE. If someone not on your guest list is admitted into Seabridge please report the incident to Action Property Management. Managing your guest list on the Dwelling LIVE app is a SNAP!! [Download](#) it today and take control of your guests’ access!

Be on the lookout for a new look at the Guardhouses! Our security team will soon be sporting a dashing new dress code. The bonus is that this impressive upgrade comes at no additional cost to residents!

About the Seabridge Communities

The Seabridge Villas and Seabridge Village are independent Associations who are part of the Seabridge Village Master Association. Membership does not allow Owners to use the other community's amenities. Both are part of the Seabridge Village Master and all Owners within the two Association have access to those amenities.

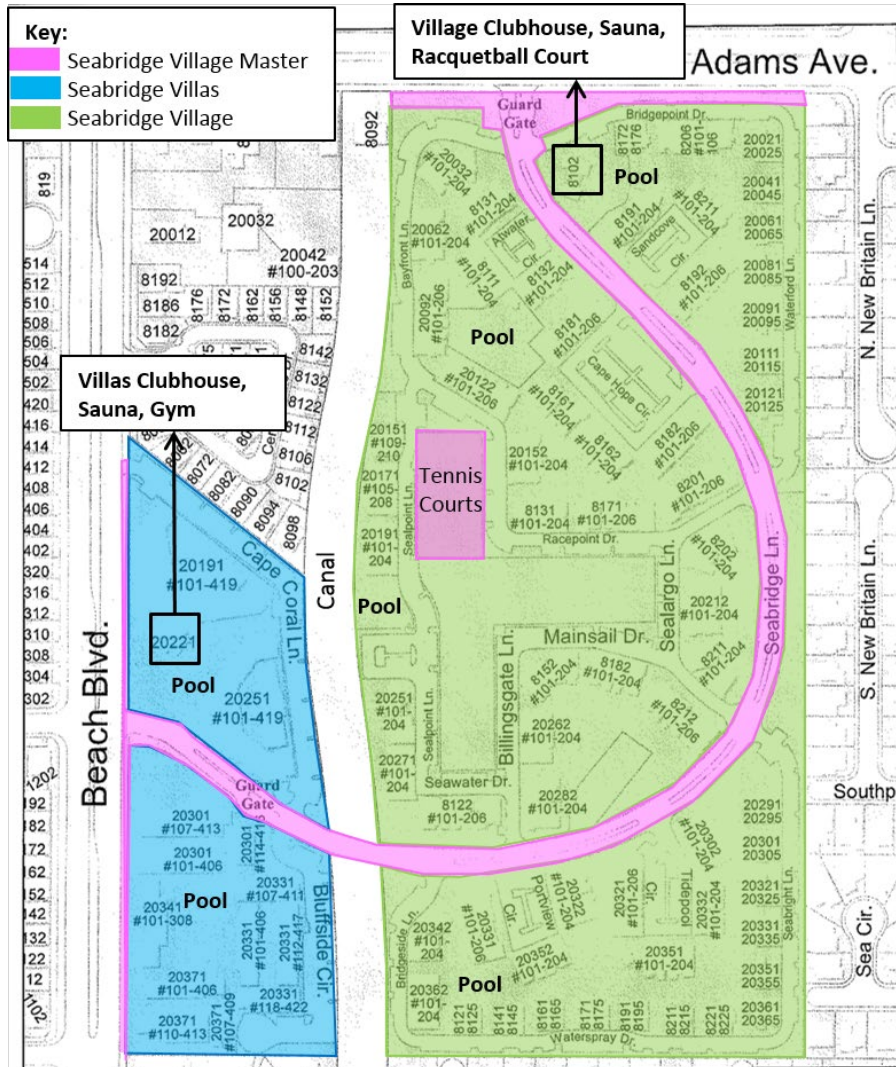
We live in the Villas and these are our amenities

- 2 resort-style pools and spas
- Clubhouse for rent
- Indoor gym
- Indoor dry sauna
- Subterranean parking
- Elevators
- Bike storage

We share the following amenities

- 4 lighted tennis courts
- 2 staffed gatehouse entries
- Gated community

HOA includes trash, water, landscape, sidewalks, roadways, common area insurance and property management.



Advertisers

Did you know? The Seabridge Villas newsletter reaches over 344 owners/residents, in hard copy and email form and is posted on the Seabridge Villas website.

Newsletter ad prices:
Homeowner ads free for 30 words or less.

- 1/4 page \$25
- 1/2 page \$55
- Full page \$100

Association Dues

Association dues are due on the 1st of the month, are delinquent on the 15th and 30 days after the due date a \$10.00 late fee will be charged to the account.

By paying your association dues and/or fees in a timely manner, you save the association (yourselves) money.

Please send your monthly dues promptly.

Thank You

The Board of Directors and Management would like to say, "Thank You" for complying with correcting their violations and/or fines. We appreciate you being cooperative and ensuring that all rules and regulations are followed, along with preserving and maintaining the enhancement of your community.

Management Company

Action Property Management
2603 Main Street, Suite 500
Irvine, CA 92614-4261
800-400-2284
www.actionlife.com
Manager: Don Chesemore
E: dchesemore@actionlife.com

Schedules

Pool & Spa Hours

6:00 a.m. to 10:00 p.m.

*Quiet Hours: 6am – 8am
8pm – 10pm

*As a courtesy to your neighbors please follow quiet hours.

Pool & Spa users can expect to be asked about their residency or guest status. Please have your pool pass with you.

Please observe the posted safety rules while using pools and spas.

For additional information, please see Rules & Regulations as of 8-23-16, Article 5.

Gym & Sauna Hours

6:00 a.m. to 10:00 p.m.

Please turn off the lights and TVs when you are finished.

For additional information, please see Rules & Regulations as of 8-23-16, Article 7.

Cleaning Service Schedule

Bluffside:
Your technician is TBD

Schedule: TBD

Cape Coral:
Your technician is TBD

Schedule: TBD

Recycling

Beachside Recycling
714-969-7638
8601 Edison Drive, HB
www.beachsiderecycling.com
Hours: 9am – 5pm Mon-Fri
9am – 3pm Saturday

Trash Service Schedule

*Tuesday and Friday – Anytime between 7 am to 5 pm
*Changing Tuesday to Monday`

DISPOSAL OF FURNITURE
The following items are to be disposed of offsite and not left in the trash rooms.

- Furniture & Doors
- Mattresses
- Sinks and toilets
- Construction material

Republic Trash Service
800-299-4898
17121 Nichols Street, HB
Hours of Operation:
9am to 3pm Tuesday – Saturday

HOA Meeting Schedule

Meetings are every other even month on the 4th Tuesday.

Location:
Seabridge Villas Clubhouse – open session at 6:00 p.m.

- June 25 at 6:00 p.m.
- July 23 at 6:00 p.m.
- August 27 at 6:00 p.m.

Meeting agendas are posted in the mailrooms approximately 5 days prior to the HOA meeting.

Master HOA Meeting Schedule

Open session at 6:00 p.m.

- Wednesday, September 4 at 6pm
Location: Villas Clubhouse

Meeting agendas are posted approximately 5 days prior to the HOA meeting.

HUNTINGTON BEACH EVENTS

Every Tuesday Night, 5pm-9pm

Surf City Nights, Street Fair and Farmers' Market, downtown Huntington Beach on Main street between Orange and PCH.
www.surfcitynights.com

Recurring Weekly on Fridays

Art-A-Fair from 11am to 6pm
Location: Pier Plaza, 1 Main Street
<http://hbartafaire.com/>

Recurring Monthly on 1st Saturday

Tour of Bolsa Chica Wetlands from 9am – 10:30am at Bolsa Chica Ecological Reserve, 18000 PCH, 714-840-1575.
www.amigosdebolsachica.org

Beach cleanups

All Beach Cleanups start at 8AM and last until 12 NOON.

Each Date has a unique location in efforts to clean a larger part of our local beaches throughout the year.

<http://hsbsurfrider.org/cleanup-schedule>



12th Annual Chili at the Beach



Saturday, June 15 at Downtown Main St
11:00 AM – 5:00 PM, Fee
[More details...](#)

Tribal Clash USA



Sat-Sun, June 15-16
Location: HB State Beach

A team competition for crossfit & functional fitness athletes.
[More details...](#)

HB Concert Band Summer Concert



Sun, June 23 & 30 at 5:00 PM, free
Location: HB Central Park behind the library [More details...](#)

The Bash!



July 3rd 6-9pm, free at 5th & PCH
5th Street will close for this one-of-a-kind block party. [More details...](#)

Surf City Run 5K



Thursday, July 4th, fee
7:00 AM at Worthy Park
[More details...](#)

HB 4th of July Parade

Theme: Sweet Land of Liberty



10:00 AM – 12:00 PM
Location: Main Street
[More details...](#)

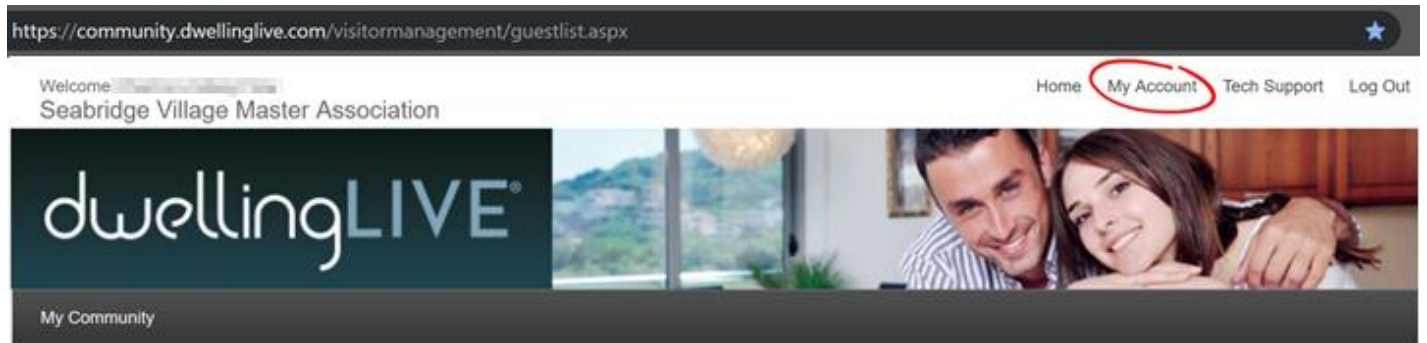
4th of July Firework Show





9:00 PM – 9:30 PM
Fireworks are shot off at the end of the HB Pier.
[More details...](#)

How To: Update Your Dwelling Live Info

1. Login to your Dwelling Live account here – <https://community.dwellinglive.com>
2. In the upper-right corner, click **My Account**



Guest List  

Add Guest Add Party Restrict Guest Guest History

Verbal Confirmation Code Call Restrictions Call Priority

Resident/Owner: None 1: 3: Contact Number 3
2: 4: Contact Number 4

Guests T Temporary P Permanent P Party R Restricted

Last Name	First Name	Company/Party	Start / End Date	Entries	
[Redacted]	[Redacted]	[Redacted]		0	P Send ePass Edit
[Redacted]	[Redacted]	[Redacted]		0	P Send ePass Edit

3. Confirm **Contact Phone #s**, **Email**, and **Verbal Confirmation Code** (if you have one), if changes, **Edit** as needed.

Users L Logged in as

Photo	First	Last	Contact #'s	Email/Login	
	[Redacted]	[Redacted]	[Redacted]	[Redacted]	L Edit

Alternate Address Check here to receive mail at alternate address

Address

Verbal Confirmation Code

Password/Codeword used to register guests by phone.

Verbal Confirmation Code

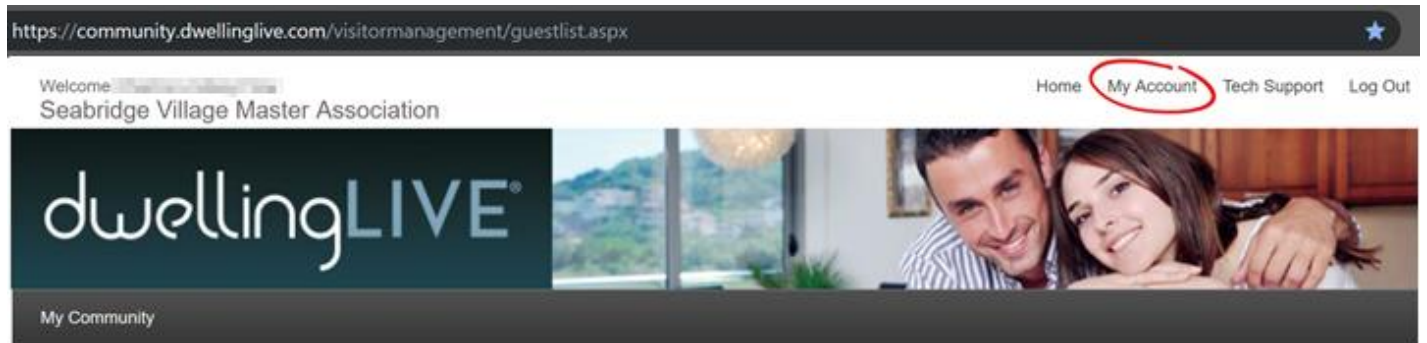
4. Scroll down to the **Vehicles** section and **Add** any vehicles you own (if any changes, **Edit** as needed).



Vehicles

Year	Color	Make	Model	License #	State	Access Device	Decal #	
[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	Edit
[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	Edit

How To: Update Your Dwelling Live Info

1. Login to your Dwelling Live account here – <https://community.dwellinglive.com>
2. In the upper-right corner, click **My Account**



Guest List  

Add Guest Add Party Restrict Guest Guest History

Verbal Confirmation Code Call Restrictions Call Priority

Resident/Owner: None 1: 3: Contact Number 3
2: 4: Contact Number 4

Guests T Temporary P Permanent P Party R Restricted

Last Name	First Name	Company/Party	Start / End Date	Entries	
[Redacted]	[Redacted]	[Redacted]		0	P Send ePass Edit
[Redacted]	[Redacted]	[Redacted]		0	P Send ePass Edit

3. Confirm **Contact Phone #s**, **Email**, and **Verbal Confirmation Code** (if you have one), if changes, **Edit** as needed.

Users L Logged in as

Photo	First	Last	Contact #'s	Email/Login	
	[Redacted]	[Redacted]	[Redacted]	[Redacted]	L Edit

Alternate Address Check here to receive mail at alternate address

Address

Verbal Confirmation Code

Password/Codeword used to register guests by phone.

Verbal Confirmation Code

4. Scroll down to the **Vehicles** section and **Add** any vehicles you own (if any changes, **Edit** as needed).

Vehicles

Year	Color	Make	Model	License #	State	Access Device	Decal #	
[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	Edit
[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	[Redacted]	Edit