



SAN SIMEON NEWSLETTER

HOA 2-25 Board Meeting Recap

Dear Homeowners of San Simeon,

Committee Reports

Election Committee - Fay Trentini - No report

Pond Committee - Juliann McMillan - Report that the Pond Maintenance Company is requesting **no walking on the sand around the pond** because the plants are being stepped on. The water is low because the well pump has not been pumping water into the pond. A new well pump is being ordered to correct the situation since irrigation water comes from the pond and it must have enough water.

Architecture Committee - Barry Smith - No Report of any Architectural requests.

Amenity Committee - Chris Luizzi - Tot lot equipment was paid January 17 and there is a 9 week delivery window. Installation will start when equipment is received. Sensors were replaced in both bathrooms, handicapped buttons were inspected and other electric projects completed. Flowers were placed in the pots around the Amenity Center.

Landscape Committee - Pat & Kathy Welch - Reported by Donna Nardine - Bids have been requested for landscaping work at the Amenity Center, entrance and other common areas. First stage for approval is the Amenity Center and that work will begin around March 7. Other projects will follow.

Some dead palm trees and stumps were removed around the community. Flowers were planted and area weeded at entrance signs. **MORE PERMANENT RESIDENTS** are needed to help with the landscape committee. Please contact the Welch's or Donna Nardine if you can be on the list.

Fining Committee - John Nychis - Reported by Michelle Adams, Chair - Meetings were held to go over the Rules and Regulations, Enforcement committee and Fining/Compliance Hearing Committee. Submitted a list of recommended rules and regulations and how to inform ALL residents so they are in compliance.

Welcoming Committee – Trisha Yates - Meeting was held and they are prepared to welcome new residents, provide information about the rules and regulations and answer any questions. Arleen Creeden does the gate RFID reader and white cards with Elaine Lawrie as backup.

Chris Luizzi presented information about the Community Wide Survey results. A tracking sheet will be presented at every board meeting to update all the residents concerns.

\$500 Discretionary Spending for the Committees was tabled for the next meeting.

Alliant Property Management is our new Property Management Company effective April 1, 2025. All information will be transferred from Sunvast to Alliant and information for all HOA payments will be shared as soon as we receive them. More details to follow.

Street resealing is projected this year. Bids are being requested.

Speed bumps will be installed in the community within the next month.

REMINDER: The fourth Tuesday of every month there will be a board meeting at 6 PM. NEXT MEETING is March 25 at 6 PM

-San Simeon HOA Board of Directors