

## Matanzas Shores Homeowners Association – April 12, 2019

### President's Message

It has been a busy quarter, with development activities taking place at Los Lagos, Las Casitas, Surfview, the storm drain pipe and our gates. Change is not an easy thing for most of us to deal with. Concerns have been expressed about wildlife, loss of vegetation, increased traffic, noise, neighborhood look-and-feel, security and the unknown, but anticipated crowding at our common amenities.

We ARE still recovering from the impact of hurricanes Matthew and Irma despite escaping any additional storm damage last year. Our lakes have NOT returned to pre-Matthew salinity levels although healing is occurring and we have switched back to lake irrigation. Plant damage and replacement is continuing.

Delayed county projects were resurrected and we have felt the impact of those efforts, financially and in terms of time expenditure and issue resolution.

- The landscaping along A1A included a lot of plants that are not viable in an ocean front environment and we will continue to work those areas to bring them to their best possible appearance without adding additional cost to those we already incur by the need to assume maintenance responsibility for it.
- The Dune Restoration project while needed to help protect our community, also added additional burden via the necessity to dismantle and then repair our Beach Walkover in front of Surf Club III.
- The county storm water improvements along A1A required resource involvement to ensure there was no impact to our communities.

Development activities WILL require our involvement and create on- going change that will need to work through together. The new communities will be a part of Matanzas Shores and we are actively planning solutions around the use of our amenities.

We are also working on changes to our governing documents, exploring the challenges regarding access security and all the day to day work and issues brought to our attention.

Mistrust in the community remains high and board members spend a lot of time trying to cut through the noise, gossip and accusations to get to any new real issue that is possible for us to address. Yes, we HAVE relayed concerns about wildlife, vegetation, etc. We are working cooperatively with the developers to save what vegetation can be saved and alerting to wildlife challenges, irrigation changes, etc.

Some of you have requested documentation to allow your independent review of board decisions, research and other materials. When requesting documents, please submit an email with the words Document Request in the subject line and please identify the specific documents you are looking for. We will provide the first 25 pages of any requests at no cost, but will need to charge \$0.25 per page for larger documents. Document requests may need up to 10 business days to fill.