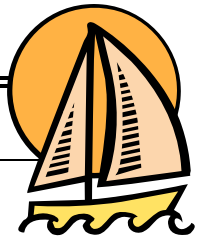


CHANNEL ISLANDS WATERFRONT HOMES NEWS

Prepared for the Channel Islands Waterfront Homes Owners Association

August 2011



Mark your calendars for our Annual Homeowner and Marina Tenant Appreciation BBQ on August 13. All the details are on page 2.

RECENT HIGHLIGHTS TO YOUR HOA

Your Channel Islands Waterfront Homes Board of Directors, management company and staff work hard to keep our community in sound physical and financial shape. A lot goes on behind the scenes and some accomplishments go unnoticed. Many owners use their homes as a vacation getaway while others lease their units and rarely visit the property. Therefore, in an effort to let owners and residents know what goes on and where your HOA dollars are being spent, Board Member Joanne Norton, put together an unofficial list of some of the recent accomplishments and upcoming plans made on behalf of the community. If you would like more information on any of these items or results, attend the next Board Meeting on August 8. (**Note new meeting date and time on page 2.**)

- Two new board members started in July.
- We initiated a new Web site www.goldcoastmgt.com/chan
- The reserve study was completed
- The audit was completed
- Susan O'Brien took over the Newsletter committee
- We hired a new landscaping company
- New lobby windows were installed
- New lobby canvas covers were installed
- We now have new energy efficient garage lights
- We replaced ceiling lights with low energy bulbs
- We had the pool gate at 3101 fixed at no cost to us
- The monthly costs of sewer and Trash have been reduced
- We installed recycle bins
- Replaced the broken storage door at 2901
- Hired a new collection agency for delinquencies
- Developed new procedures and penalties for delinquent home owners
- Deodorizer is now being maintained/operational in all trash rooms
- The garage trash rooms walls have been cleaned
- Anacapa boat services received a rent increase
- Laundry room now has energy efficient lights
- Interior hall lights now have sensors to turn off the window side of our hallways during the day.
- Carpets have been professionally cleaned
- New energy efficient card operated washers and dryers have been installed.
- Violations of storage in the garage areas have been addressed with notices followed by fines.
- Revised the employee handbook

SOON TO BE COMPLETED:

- Lobby windows will be professionally cleaned
- Plumbing repairs are on going
- Revision of HOA Rules and Regulations

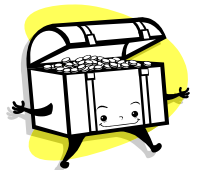
LOOKING AHEAD:

- Painting of hall and doors
- Better budgeting for 2011-2012
- New lobby plants
- Better election response: Ballots mailed out in Feb must be in by the March meeting. Your response will help cut cost and time.
- Homeowner, address and phone book?
- Bird deterrents
- Address mud flowing from patios onto our newly painted walls
Keeping trees trimmed to the garage roof level
- The 2901 pool building's patio cover needs to be repaired
- Possible conversion of unused space in the pool area to homeowner storage rentals.

Remember, YOU are the eyes and ears of our community. If you see something that you think could be improved, send Sara an email, letter or phone call and she can bring it up with the Board of Directors, or in some cases address it herself. By the way, this also includes thank-you's and compliments. Please do not instruct staff directly.

VAN HOOK'S PICKS

This is the second of a new Column in your monthly newsletter from Resident, Steven R. Van Hook, PhD. Last month Steven combed the area and came up with some great offers from the local merchants who treasure our regular business. This month he's got a question for you...



What Can You Do About It?

The last newsletter shared good-neighbor discounts to residents by local boating companies. This time we consider not just what your neighborhood can do for you, but what you can do for your neighborhood. Even a tiny bit of effort can help our surroundings shine, and perhaps save a life.

Beach Clean Up Day: Annually held in September (this year on 9/17), some 80,000 people gather up and down the California coast to pick up debris along the beaches. There are 20 clean-up locations in Ventura County alone.



Add yourself to the ranks at <http://www.vccoastcleanup.org/>

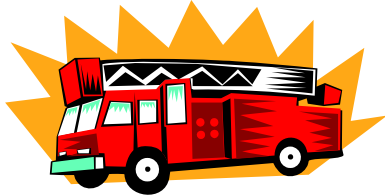
Channel Islands National Park: There's special need for volunteers in the Naturalist Corps, and to help remove invasive ice plant strangling out native species on Anacapa Island. Click the Support Your Park link at <http://www.nps.gov/chis/>

Coast Guard Auxiliary: If you're over 17 you can volunteer to help support the local Coast Guard with safety patrols, teach boating safety classes, conduct vessel safety inspections, and such. You don't have to own a boat or even go on the water to join in at <http://a11407.uscgaux.info/Membership.htm>

Red Cross: Prepare to help in event of earthquake, tsunami, fire, asteroid impact ... learn First Aid, CPR, AED, Emergency Response, Pet First Aid. There are even courses online. <http://www.arcventura.org>

Neighborhood Watch: Neighbors watching out for other neighbors, coordinated through the Oxnard Police Department. Find contact names and numbers at <http://www.oxnardpd.org/prevention/neighborhoodwatch.asp> Better yet, Volunteer to captain the Channel Islands Waterfront Homes Neighborhood watch!

Support your local firefighters: Call 9-1-1- for help, chances are good it will come from our neighborhood fire station # 6 right at the corner of Peninsula and Porpoise. Why not bring them an appreciative paper plate full of fresh-baked warm chocolate chip cookies? Learn more at www.oxnardfire.org



Watch for future harbor area offers as they come in.
Any ideas or specials you'd like to offer?
submit to Steven at srvanhook@wwmr.us

The Annual Homeowner and Marina Tenant



Appreciation BBQ will take place on August 13 from 12 noon to 4 p.m. poolside at the 2901 Building. Chicken, BBQ beans, hot dogs, burgers and refreshments and live entertainment are provided. Side

dish and dessert are potluck. Please sign up ASAP in the Marina office in person or by phone so they can have a head count. Attendees are asked to bring their favorite pot-luck recipe. Volunteers are needed for cooking, serving, setting up, tearing down, and overall general help. Please sign-up in the Marina office. (805) 985-6035.

Q. How many guests are homeowner allowed to have in the Clubhouse at the same time?

A. Four. Please sign yourselves and your guests in at on the guestbook placed at the front entrance of our private club.



NEED MORE STORAGE SPACE ?

If anyone is interested in renting a storage space on premises, please notify Sarah at Gold Coast Management. 805-499-7800 saraht@goldcoastmgt.com

CELEBRATE AUGUST because...

August is golf month. Did you know Ventura County is home to over 20 golf courses and that 5 of the public ones are located within 5 miles of the Harbor? For a list go to <http://www.venturatoday.net/golfcourses.html>

August 7th is National Lighthouse Day. Book a trip on Island Packers to see the lighthouse on Anacapa Island. 805-642-1393 or <http://www.islandpackers.com> For the history of the Anacapa Lighthouse go to <http://www.lighthousefriends.com/light.asp?ID=93>

August 15th is Relaxation Day. Relax on your balcony and enjoy the view.

August 23 is Ride the Wind Day. Book a sail on our resident Tallship Bill of Rights. 805-642-1393 or <http://www.islandpackers.com>



SUMMER FUN IN OUR OWN BACKYARD

For more information on the following events go to <http://www.visitoxnard.com/events-things-to-do/index.cfm>

- Fairy Tales in the Park**, August 7, Sept. 4 2:00 PM Westside
- Concerts by the Sea** - Saturdays July and August 4:00 - 6:00 p.m. next door at Peninsula Park
- Seabee Days** July 23 9 a.m. - 5 p.m. at CBC Base
- Oxnard Salsa Festival** July 30-31 Downtown Oxnard
- Citrus Classic Balloon Festival** July 29-July 31 Santa Paula
- Annual Arts & Crafts** Aug 20-21 10 am - 4 pm Harbor Landing
- British Car Club Show** July 24 9 am - 3 pm Marine Emporium
- Vintage VW Car Show** August 6 8 am - 3 pm Marine Emporium
- Annual resident BBQ** August 13 Bring side dish 2901 Bldg pool
- Hueneme Beach Festival** August 20-21 Hueneme Pier

MONTHLY BOARD MEETING DATES AND TIMES HAVE BEEN CHANGED TO THE SECOND MONDAY OF THE MONTH AT 7:00 p.m.

The next meeting is scheduled for August 8, 2011 at 7:00 pm in the clubhouse.

Gold Coast Management

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Contributions are encouraged!