

Sea View Estates Community Club

July 8, 2025

Dear Members,

Here's a quick summary of items pertaining to Sea View Estates:

- Gate basics for your guests and service providers:
 - Please provide your guests and service providers with the gate code so when they arrive, they can enter the gate without calling the Gate Monitor.
 - RFID tags allow you to enter the gate without using a code. They can be purchased using a form that is posted on the website
 - You can also control gate usage using your phone with the MyQ app, which is also available for purchase on the website.
- The effort to amend Article IX of the By-Laws failed due to lack of ballots received. We needed 41 "APPROVE" ballots but got only 27. Keep in mind that the assessment amount shown in Article IX is incorrect. The current yearly assessment is \$185/lot.
- Next year SVECC will begin the process of adopting the statutes for Homeowner's Associations according to WUCIOA (Washington Uniform Common Interest Ownership Act). When this process is complete, the existing Articles of Incorporation and By-Laws will be superseded by "Chapter 64.38 RCW Homeowners' Associations"
- The speed limit in Sea View Estates is still 10 MPH. We know it's hard to drive that slowly so thanks for making the effort.
- A few black bears are now calling SVECC their home. Please wait to set out your garbage until Tuesday morning to reduce garbage spills. Visit the website to find out how to stay safe if you encounter bears and other wildlife on the trails or in your yard!
- And finally, if you would like to receive communications from the Board by e-mail, please send an e-mail to svecc.mail@gmail.com with your approval.

Best wishes for enjoying what's left of the summer.

The Sea View Estates Community Club Board