



Dear Seacoast Shores Members and Residents - We wish you a Happy and Healthy New Year,

2016 was another year of tremendous progress for our community! During 2015/2016 SSAI Members paid \$26K from Annual Dues and Donations for the engineering/permitting/repair of ROW 12 E. Thank you to the SSAI Members who provided donations to help us meet our project costs. Our objective is to repair and protect ROWs consistent with the Wetlands Protection Act.

2017 is shaping up to be another busy year. SSAI Beach erosion is happening significantly faster than we expected and budgeted. Many beaches in Falmouth, on Cape Cod and nationwide are experiencing more aggressive erosion due to the higher seawater levels and more frequent severe storms. This season we plan to do the engineering and permitting work to repair ROW 20W that has serious erosion and safety issues. We also need 3 additional Dinghy Racks.

Seacoast Shores Association Inc (SSAI) provides a benefit to all residents in Seacoast Shores by maintaining and protecting all common property on the peninsula. SSAI has been responsible as well as successful doing this since the early 1950's. Examples of common property include right of ways (ROW's), the Bayside Beach, the Front Entrance and the Clubhouse Property. Maintenance and protection expense for these assets include landscaping, insurance, taxes, sand replacement, maintenance, utilities, accounting and additional police details. Each property owner is required to become a Community Supporter by paying the annual Association Dues (assessment) for all properties owned which covers these costs. The annual dues are the only income available to SSAI to pay for the maintenance and protection of the common assets. When a property owner pays the required annual dues for each property owned the owner becomes an Association Member.

SSAI Annual Dues are due by 2/15/2017. There are several payment options based on your membership status and preference:

1. **If you were a 2016 Member in good standing you may pay your invoice amount by logging in to our new web site [www.seacoastshores.com](http://www.seacoastshores.com)** (instructions below). Be sure to update your profile information.
2. **If you are a new member you may register on our website and someone will contact you to take cc payment** over the phone. After they receive your payment and membership application you will be entered in the member database and be sent an email that includes your website login credentials (username and password).
3. **If you are an existing member or new member and prefer to mail a check please use the attached worksheet** to complete the invoice and then mail your check and your completed invoice to **SSAI, PO Box 768, East Falmouth, MA 02536. New members please be sure to include your membership application.**

Thank you - Jim Demopoulos    Chairperson SSAI Operating Committee - Dick Sette    SSAI President

## INSTRUCTIONS BY MEMBERSHIP TYPE

### **FOR ALL RESIDENTS, ASSOCIATION MEMBERS & CLUBHOUSE MEMBERS:**

- Please pay the required 2017 Annual Association Dues (\$300) and any additional voluntary donations to the ROWS and Beach (See the attached Invoice).
- See enclosed instructions for how to make your payments
- Please fill out a **SSAI Membership form** if you are a new SSAI Member. If you are an existing SSAI Member whose contact info has changed, please login to the new website to update your information
- Please fill out and e-mail to our bookkeeper Debbie McDonald at [debbie@soundbookkeeping.net](mailto:debbie@soundbookkeeping.net) or US Mail (SSAI, PO BOX 768, E. Falmouth, MA 02536) the 2017 **ROWS Registration form** if you plan on storing a dinghy at a SSAI ROW and you are paying the 2017 SSAI Membership Dues.

### **FOR ALL CLUBHOUSE MEMBERS:**

- Please select one of the Clubhouse Member options and pay this and the required food minimum. (See enclosed Invoice Worksheet).
- Please provide accurate contact information for your Clubhouse Member Designees who are 16 years and older to improve our communications to them. Please do this on the web site by providing their current e-mail addresses and phone numbers. Please delete any of your Clubhouse Member Designees who may have been renters or temporary guests.
- If you have any questions about the following items – Becoming a New Investment Member; Investment Share Payments (plan C and D); JNP plan payments; Clubhouse Member Payments; the Target Program, Clubhouse Benefit and Loyalty Program - contact JD or Dick at:
  - JD - James.Demopoulos@brcap.com or Dick – rfsette@aol.com

**All SSAI Members - Contact either JD or Dick to discuss any payment or limited income situation.**

- **JD - James.Demopoulos@brcap.com**
- Dick – rfsette@aol.com

## Invoice for 2017 Annual Payments

	<b>2017 Association Member – Association Dues</b>	<b>\$</b>	<b>300.</b>
	<b>Clubhouse Member Options (for Investment Members):</b>		
<b>A</b>	<b>2017 Clubhouse Unlimited</b>	<b>900.</b>	
<b>B</b>	<b>2017 Clubhouse Limited***</b>	<b>675.</b>	
	<b>2017 Food Minimum (required if A or B is selected)</b>	<b>400.</b>	
	<b>Target Member Options: (for non-Investment Members)</b>		
<b>C</b>	<b>2017 Target Unlimited</b>	<b>1100</b>	
	<b>2017 Target Food Minimum Unlimited (req'd if C selected)</b>	<b>600.</b>	
	<b>Sub-total 1</b>		
	<b>2017 Investment Share Plan C</b>	<b>600.</b>	
	<b>2017 Investment Share Plan D (please contact us for</b>	<b>TBD</b>	
	<b>2017 ROWs Donation (Assoc dues required to make a donation)</b>	<b>TBD</b>	
	<b>2017 Beach Donation (Assoc dues required to make a donation)</b>	<b>TBD</b>	
	<b>Contact Jim Demopoulos for JNP Payments &amp;</b>		
	<b>Questions <a href="mailto:James.Demopoulos@brcap.com">James.Demopoulos@brcap.com</a></b>		
	<b>Sub-total 2</b>		
	<b>Total (add both sub-totals and pay this amount)</b>		

\*\*\*Guest Fees required at the pools and tennis court

***If you mail in your payment or drop it off at the SSAI Clubhouse please fill in the following info and return this completed form with your payment:***

Name: (please print)			
Signature:			
Mail Address: (street)		SSAI Address: (street)	
City, State, Zip		City, State, Zip	E Falmouth MA 02536
Phone:		Local Phone	
E-mail:			

**SEACOAST SHORES ASSOCIATION 2017 MEMBERSHIP APPLICATION**  
**P.O. BOX 768 EAST FALMOUTH, MA 02536**

DATE \_\_\_\_\_

- RENEWAL OF EXISTING MEMBERSHIP
- NEW MEMBER APPLICATION (If New, who referred you? (\_\_\_\_\_))
- I (We) OWN the Seacoast Property identified below and are eligible to be a Member.
- I (We) RENT the Seacoast Property identified below and are eligible to be an Associate Member.

**CONTACT INFORMATION - PLEASE PRINT LEGIBLY**

Name (Adults only) \_\_\_\_\_

Mailing Address – \_\_\_\_\_  
Street

\_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

Telephone/Cells - \_\_\_\_\_ Cell 1: \_\_\_\_\_ Cell 2: \_\_\_\_\_  
Primary telephone Cell Name: Cell Name:

SEACOAST SHORES Address, if different \_\_\_\_\_

SEACOAST SHORES Telephone, if different \_\_\_\_\_

E-MAIL ADDRESS 1 \_\_\_\_\_ E-MAIL ADDRESS 2 \_\_\_\_\_

\$ 300.00 Annual Dues

Our Vision is the Be the Most Desirable Family Friendly Community on Cape Cod.  
Many members of SSAI work hard for you. Please consider contributing your talent, expertise, and time toward our mission. Contact any BOD member for details.

I am (we are) interested in donating my skills as a \_\_\_\_\_ to the Association.

I am (we are) \_\_\_\_\_ year-round -or- \_\_\_\_\_ seasonal residents.

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A completed form with dues payment is required for membership consideration. Please fill in all information accurately and completely. Your email address is especially important as the Board of Directors can use it to communicate urgent and important messages to you regarding Seacoast Shores business and activities. We WILL NOT send junk mail or sell your information.

**Web Site Payment Instructions - To pay your 2017 Annual Dues, Clubhouse Fees and Food Minimums go to our website (this is the preferred method) [www.seacoastshores.com](http://www.seacoastshores.com)**

- A. Click on “**Login**” on the top right of the home page. (2016 Members Only)
- B. Follow the Instructions and be sure to remember the amount you select from the payment menu since you will be required to enter it later (unless you are entering a custom amount)
- C. Login:
  - Member with Credentials - User Name and Password
  - Member without Credentials - Click on forgot username or password on the login page.
  - Not a Past Member – Click the “Register” link on the Membership or Login page\_ and complete the registration and payment process. It will take approximately 48 hours for you to receive your username and password for the web-site.
- D. Click on your Payment Option choice (cc or ACH)
- E. Follow the instructions provided and have your credit card or bank account info available
- F. Your secure cc or ACH account info will be saved for future use unless you delete it.

**If You Need Help Please Contact:**

- A. Dan Frawley for the Operating Committee – all questions – [dfrawley@cebglobal.com](mailto:dfrawley@cebglobal.com)
- B. James Demopoulos for the Operating Committee – all questions [James.Demopoulos@brcap.com](mailto:James.Demopoulos@brcap.com)
- C. Dan Hickey Chairman Membership Committee – all other questions [danielhickey@comcast.net](mailto:danielhickey@comcast.net)
- D. Dick Sette for the Operating Committee – all other questions [rfsette@aol.com](mailto:rfsette@aol.com) or 508-274-1134

Or call 508-540-7411 and leave your name and phone number with your questions or go to our website at [www.seacoastshores.com](http://www.seacoastshores.com)

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**Target Program** – Benefits all Seacoast Shores Residents who are not Investment Members but would like to try Clubhouse Membership in 2017 by purchasing a **Target Unlimited Plan**. The Clubhouse Member (“CHM”) target will be set at 165 for the 2017 season. If on Feb 15th, 2017, we have less than 165 CHMs from our Investor Members, Seacoast residents who are not Investment Members will be given the opportunity to become 2017 Target Clubhouse Members up to a maximum of 165 Clubhouse Members in total. ***We hit the limit early last year so don't wait!!!*** Example: If by Feb 15th there are 160 Investor Members who join as CHMs, this would allow the opportunity for 5 additional Association Members to become Target Clubhouse Members.

**Target Unlimited Plan** – (program is for 2017 and no benefits beyond 2017 are promised)

The fee structure is shown below:

- A. \$1100 Clubhouse Fee and \$600 Food minimum.
- B. SSAI Association Membership (\$300.) is also required for the Target Plan
- C. Unlimited Plan allows for unlimited guests and use of all amenities (pools, dining, functions)
- D. Clubhouse Designees are allowed

This program will be first-come-first-serve so please inquire as soon as possible to ensure you are placed on the waiting list prior to Feb 15, 2017. We look forward to you becoming Target Clubhouse Members this year.

**Join Now Program (“JNP”)** – Benefits all Seacoast Shores residents who are not Investment Members and would like to purchase an Investment Share in 2017. (Expires 7/1/17)

Benefit: The JNP accommodates either a two year payment schedule or a five year payment schedule. The plan requires those on the 5 year plan to become Clubhouse members (aka “CHMs”) throughout the 5 year period.

**Requirements:**

- A. You must also pay the 2017 Association Dues of \$300. The plan ends on July 1<sup>st</sup> 2017.
- B. Currently the cost of an Investment Share is \$7,750 and the Unlimited CHM Fee is \$1,300, broken down as a \$900 operating fee plus a \$400 Food Minimum.
- C. The \$400 Food Min is for the entire season (May – Nov) and can be used on food, all beverages, special events, merchandise and other items sold at the clubhouse.
- D. The Unlimited Plan allows for unlimited guests at the clubhouse dining, pools, special events, etc. With no additional guest fees.
- E. The only restriction is guests cannot be home owners in Seacoast Shores. The 5 year plan has a \$1K premium applied. See the summary below:

**F. JNP Summary (program expires 7/1/17):**

<b>All Options for year 1 payment</b>			
<b>Payment Due Date</b>	<b>Membership Amount</b>	<b>CHF*</b>	<b>Total</b>
No later Than 7/1/2017	\$1,750.00	\$1,300.00	<b>\$3,050.00</b>

<b>Option 1 - 2 Year Payment Plan</b>				<b>Total Membership Cost</b>
Payment due 7/1/2018 (in full)	\$6,000.00	\$0.00	<b>\$6,000.00</b>	<b>\$7750.00</b>

<b>Option 2 - 5 Year Payment Plan</b>	\$1,750.00	\$1,300.00	<b>\$3,050.00</b>	<b>\$8750.00</b>
Payment due 7/1 each year				
		*estimated		

# Seacoast Shores Association, Inc.

## 2017 DINGHY REGISTRATION INFORMATION AND FORM

The Seacoast Shores Association, Inc. (SSAI) Right of Way (ROW) Committee continues to work with the Falmouth Conservation Commission on a long-term plan to preserve wetlands from erosion by keeping dinghies and kayaks off the coastal banks of SSAI owned ROWs in accordance to the Wetlands Protection Act.

Member dinghies and/or kayaks that are stored on the SSAI ROWs must be placed on dinghy racks built by the SSAI or at least 50 feet off the coastal banks which include the marsh grass and sandy areas. The SSAI will continue to build racks on most SSAI owned ROWs as demand increases and where permitted.

**Proper Right of Way management includes a seasonal dinghy registration to contact boat owners if necessary.**

### Please Note:

1. All Seacoast Shores Residents may use any Right of Way to access the ocean with their dinghy/kayak.
2. Only SSAI Members will be allowed to store dinghies on the SSAI ROWs.
3. SSAI Members must register their dinghy/kayak(s) **annually** to store them on an assigned SSAI ROW.
4. There is no separate fee for dinghy registration.
5. Each SSAI Member may store one (1) Dinghy or two (2) Kayaks on a ROW.
6. Dinghies must be stored in designated areas away from the coastal banks which include the marsh grass/sandy area.
7. Dinghies may not be stored in the water or on the tidal beach.
8. Unregistered dinghies stored on SSAI ROWs are trespassing and may be removed by SSAI.

### Frequently Asked Questions:

1. Do I need to re-register my dinghy even though I registered it last year? **Yes.** Dinghies must be registered annually.
2. Can I register my dinghy for a privately-owned ROW? **No.** The SSAI is only responsible for the ROWs it owns.
3. How do I know if a ROW is privately owned or owned by the SSAI? Please visit the ROW map located on the SSAI website: [www.seacoastshores.com](http://www.seacoastshores.com).
4. Where do I put the sticker on my dinghy? The Right of Way number and instructions will be mailed with your sticker.
5. If there is no Dinghy Rack on a ROW where can I place my dinghy? In front of the "No Dinghy" sign and off the path.

### DINGHY REGISTRATION AND STICKERSYSTEM - Dinghy registration is a very simple process.

1. Complete the Dinghy Sticker Application Form below.
2. Mail completed application (with your 2017 annual dues) to: **SSAI, PO Box 768, East Falmouth, MA 02536**
3. **Or e-mail as a PDF attachment directly to our bookkeeper Debbie McDonald at [debbie@soundbookkeeping.net](mailto:debbie@soundbookkeeping.net)**
4. An SSAI Dinghy Sticker with a registration number will be issued by the SSAI once the annual dues are received.

### SSAI 2017 DINGHY STICKER APPLICATION

Name: \_\_\_\_\_

Seacoast Street Address: \_\_\_\_\_

US Mail Street Address: \_\_\_\_\_

City/Town: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Preferred Phone: \_\_\_\_\_ Email Address: \_\_\_\_\_

Dinghy/Boat/Kayak Dimensions (Feet): Length: \_\_\_\_\_ Width: \_\_\_\_\_

Dinghy/Boat/Kayak Description: Color: \_\_\_\_\_ Name/No. \_\_\_\_\_

Which SSAI ROW do you prefer? Requested ROW: \_\_\_\_\_

I would like to help maintain my assigned ROW:

\_\_\_\_\_  
Signature of Applicant

\_\_\_\_\_  
Date

#### SSAI Official Use

Dinghy Sticker Reg.No.: \_\_\_\_\_

Assigned ROW: \_\_\_\_\_