

Mark Your  
Calendars!

**Sea Mist  
Resort  
Condominium  
Trust  
Annual Meeting  
Save the Date!  
Sunday**

**October 26, 2014**

Please mark this date on your calendar and plan to attend. Further information on the Annual Meeting will be included in our next newsletter.

## CALL FOR NOMINATIONS

Election to fill three (3) seats on the Board will be held at the next Annual Meeting on Sunday, October 26, 2014. Enclosed with this newsletter you will find a Candidate Nomination Form for our fellow owners who may be interested in running for election to the Board.

If you are considering running for the Board, please take note of the following:

- You must be an owner in good standing with regard to all fees.
- You must be willing and able to attend:
  - regular Board meetings (usually five (5) per year held at the Resort);
  - sub-committee meetings (which are sometimes held prior to the regular Board meeting but are also held on alternate dates throughout the year);
  - the Annual Meeting which is currently held on the fourth Sunday in October.
- You must have a genuine concern about the future of Sea Mist and be prepared to expend a great amount of effort and time on discussing a variety of issues such as financial statements, management reports, resort issues, committee reports, old business, new business, and owner correspondence - all of which determine the direction and policies of your Resort.

If you have the time and dedication and are interested in this highly rewarding position, please complete the enclosed Candidate Nomination Form and submit by August 15, 2014.

Please feel free to contact any of your current Board members should you have any questions with regard to this position prior to submitting your nomination form.

## Ownership Address/Phone Number Changes and E-mail Address Requested

So that we may keep your ownership records properly updated (and avoid delays by any means of contact), please keep us advised of any change in your mailing address or phone number (including zip and area code changes). **Since email has become the most common preference of contact, please provide us with your e-mail address.**

You may already be aware that VRI ([www.vriresorts.com](http://www.vriresorts.com)) introduced the on-line ability for all owners to manage account information, address changes, bill payments, access resort-specific forms, use calendars and rental agreements. VRI's "Manage your Account on Line" will provide you with secure access to all of your VRI accounts. **You must have an email address on file with us to access this on-line system.** So that you can be kept informed, please keep us updated.

**Call the resort or email us at: [seamistcapecod@aol.com](mailto:seamistcapecod@aol.com).** Thank you!

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## Resort Update

What a winter?! That's all I have to say about that. Unless you were in a warm winter climate, you are probably tired of talking and reading about this winter. Okay, I have to whine! Cape Cod had one of its snowiest winters on record and just like most towns in the Northeast (and the South and the Mid-West!) we went way over budget on snow plowing and ice melt. At one point, we could not even get ice melt. Luckily, we had no accidents. I do want to compliment the maintenance staff for the great job they did with cleaning up the Resort after these never ending storms. A big "Good Job" to Lloyd, Charlie, Butch, Tim and Duane. We need another round of applause for the Front Desk Staff for being here and staffing the desk in all kinds of bad weather. Thank you to Joyce, Brett, Maryann, Jerry, Bob and John J. Many times these same employees slept here overnight so that we could have someone on duty first thing on a snowy morning. And let's not forget Housekeeping. As you can imagine, it was not a lot of fun to push housekeeping carts around in the snow and ice. I want to give a shout out to those hard working people; Florence, Jessica, Kerry, Emily, Bonnie, Rita, Roberta, Brenda, Sarah, Flo B. and Maria. I'm sure you can imagine that it was a lot of work cleaning up all the sand and ice melt tracked into the units. Just an all around great job by your dedicated staff! Oh, how about me, you ask? I spent the winter in Florida! Just kidding! Actually, I was quite warm this winter, as I basked in the warm glow of another Red Sox World Series.

This winter we were able to finish up the last two buildings of bathrooms. That completed the resort-wide project of renovating all 180 bathrooms. This project took 6 years and approximately \$1.6 million dollars (roughly \$9000 per bathroom). We worked with 2 different contractors to complete the project and we highly recommend both of them. Timberline Construction and Scherneck Property Services both did great work.

Now that we have completed the bathrooms, our next major project is to begin the work on interior renovations. At the time of this update, we have received a design proposal and have been working on a model unit. We are almost done with the full model (see the attached pictures) and a partial model

(painting, kitchen and kitchen flooring only) has just been completed. When fully completed, we will use the model to see how things hold up and work out. The intention with the model was to give us and our design firm the opportunity to see what is involved, timelines, and costs. We intend to basically strip the unit down to the bare walls and replace everything. Wallpaper will be removed and the walls will be repaired and then painted with what's known as a "knock down" finish. This is a paint product that is textured, which makes covering old imperfections and repair very easy. The kitchen has been totally replaced with flooring, cabinets and appliances. New for appliances is a full sized 30 inch electric stove, and an over-the-stove microwave oven and hood. The kitchen will also have granite countertops and built in sinks. Living rooms will have new furniture and we will remove the armoire and replace it with a dresser/TV stand which in the townhouse will be moved over to be on the same side as the stairs. Bedrooms will have the new carpet, bedding and seating. We investigated going to king sized mattresses, however while they fit in the townhouses, they are too big for the one and two bedroom unit master bedrooms, and will not leave much room on either side of the bed. In addition there will be all new drapes, carpet, painting and accessories in all of the units. When we received pricing for the model, we felt that we needed to try and realize some cost savings, so that we can remain within our budget. Therefore we contacted another vendor to see what he could come up with. They were given another unit to use as a model (the partial model) to do the painting, kitchen, and kitchen flooring. Their pricing was better, so now we are working with both vendors on a timeline for the work. We intend to begin work this fall and winter and our goal is to complete 2 or 3 buildings each year.

As you can see, we have a lot of work ahead of us over the next few years. We look forward to getting this done and realize how important this work is to the vitality of Sea Mist. Once completed, Sea Mist Resort will take its place as the premier timeshare resort on Cape Cod. Have a great summer!

Respectfully Submitted,  
John Livingston, General Manager

## Friendly Pool Rules Reminder

As summer approaches and both pools are open, we wish to remind all our owners of some of the newer rules.

- An owner of record must be with anyone who comes to use the facilities. This means you must be listed on the Deed or License that is recorded in the Barnstable Registry records, and also listed on our owner roster.
- Boogie Boards, hard pool toys and balls, and large inflatables are not permitted in the pools. Noodles, beach balls, and floats for small children are allowed.
- Due to the limited number of tables and chairs at the outdoor pool, there can be no "saving" of tables and chairs. All tables, chairs and chairs are on a "first come-first served" basis. Any items left unattended for more than one hour will be removed.
- The Outdoor Pool area is now Non Smoking. Smoking is permitted in designated areas only.
- Please do not prop open the side doors to the indoor pool or let someone in those doors. We would hate to see a small unaccompanied child wander in and fall into the pool. Leaving these doors propped open allows outside kids to come in easily and it also causes an imbalance of the cooling and dehumidification process. Having this system run constantly breaks down the equipment faster and uses more of your maintenance fee to pay for the electricity.

## Beach and Boating Sticker Information 2014

The Town of Mashpee requires beach/ recreation stickers in order to park at the town side of South Cape Beach beginning Saturday June 21st. As an owner at Sea Mist Resort, you have the ability to obtain a Town of Mashpee resident sticker. This sticker is good for the entire season, not just the week you are at Sea Mist. We recommend going to the Town of Mashpee website at [www.mashpeema.gov](http://www.mashpeema.gov) and download the forms needed. You can fill out the application and send it along with a check and a copy of your Deed or License to the Clerk's office.

Beach/Recreation Stickers are now also required to park a vehicle and trailer at the 4 town owned boat ramps. You will not be denied access to the water to

launch a boat, but you cannot park in the lot without a sticker. These stickers are for Town run boat ramps only!

Also available is the beach at the South Cape Beach State Park. This is the state run beach that is attached to the town beach. The State Beach has its own parking lot and there is a \$7.00 daily parking fee. There is also a season pass available for \$35.00 and if you are a Massachusetts resident, 62 and older, you can get a free lifetime pass that is good for all State Parks and Beaches that require a fee for parking.

Both of these passes are available at the Parking Lot Booth at the State Beach.

## Very Important Notice Concerning the Indoor Pool

As you know, Sea Mist Resort closes for two maintenance weeks every December - just before the Holidays. These maintenance weeks are weeks 49 & 50. This year we are closing the pool one additional week starting week 48, Sunday Dec 7th. This extra week will give us the opportunity to finally replace the pool decking with a new concrete deck. The current deck will be jack hammered up and removed, all the PVC pool piping will be replaced, drainage will be installed, and a new concrete floor will be poured. The installer, Bella Pools of Yarmouth, has estimated that the job would take 2 weeks, but we felt 3 weeks was more realistic.

We will make arrangements with other local Resorts for pool usage on week 48 for OUR IN-HOUSE GUESTS ONLY. Due to the number of people involved, we will not be able to provide Day Usage at other Resorts for our local owners. The shutdown of the pool will not affect any exchanges; deposit your week as usual. If you are a week 48 owner, feel free to contact us at the Resort.



c/o Vacation Resorts International  
 P.O. Box 399  
 Hyannis, MA 02601

ADDRESS SERVICE REQUESTED

PRST FIRST  
 US POSTAGE  
**PAID**  
 CURLEY  
 DIRECT

## Important Numbers

**Sea Mist Resort** ..... (508) 477-0549  
 Fax ..... (508) 539-0783  
 Email: SeaMistCapeCod@aol.com  
 Website: www.SeaMistCapeCod.com

### Exchange Information

RCI ..... (877) 874-3334  
 Interval International ..... (800) 828-8200  
 VRI\*ety ..... (888) 203-1044

### Vacation Owner Services

Assessment Billing and Collection ..... (508) 477-0549

### Reservations

General ..... (800) 228-2968  
 Vacation Tyme®, Bonus Time, Rentals ..... (866) 469-8222

### Still Need Assistance?

VRI Corporate Services ..... (508) 771-3399  
 VRI Fax ..... (508) 775-6396

## Board of Trustees' Mission Statement

To administer the interval ownership program originally created by the Master Deed and Declaration of Trust and as amended from time to time by the unit owner's association, including the adoption of rules and regulations regarding the operation, maintenance and use of interval units.

### Board of Trustees

Harry McInnis, Chairman  
 William Chandler, Vice Chair  
 Bradford Smith, Treasurer  
 Joan Ward Fusco, Secretary  
 Diane Hylas, Trustee  
 Glen Thierwechter, Trustee  
 Dr. Bruce Willard, Trustee  
 Thomas Millias, Trustee  
 Mary Hanus, Trustee

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# Sea Mist Resort Condominium Trust Candidate Nomination Form

Following is the information needed by the Board of Trustees to place your name in nomination for the election of Board members. The space on the meeting notice which will carry this information to the other owners is limited so we ask that, to the extent possible, you limit your input to the space provided.

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

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone No. (Home): \_\_\_\_\_ (Cell): \_\_\_\_\_

Building: \_\_\_\_\_ Unit: \_\_\_\_\_ Week: \_\_\_\_\_

**(All Applicants must be current in their maintenance fees.)**

Education: \_\_\_\_\_

\_\_\_\_\_

Qualifying Experience: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Objectives as Trustee: \_\_\_\_\_

\_\_\_\_\_

Becoming a member of the Board of Trustees is a major responsibility and requires a firm commitment. Please do not volunteer unless you are willing and able to make this type of commitment to your Resort.

\_\_\_\_\_  
Nomination Acceptance Signature

\_\_\_\_\_  
Date

In order to ensure your name is placed for nomination and appears on the ballot for consideration by your fellow owners, this form must be received NO LATER THAN AUGUST 15, 2014.

PLEASE FOLD, SECURE STAMP AND MAIL TO ADDRESS ON REVERSE SIDE



-Please Fold Here-

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PLACE  
STAMP  
HERE

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Please check if new address

Sea Mist Resort Condominium Trust  
c/o Vacation Resorts International  
Post Office Box 399  
Hyannis, MA 02601-0399

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-Please Fold Here-