



## **Great Harbors Resident Association, Inc.**

P.O. Box 988, East Falmouth, Massachusetts 02536

January 2011

### **Letter from the President:**

A sincere thank you to all the residents of Great Harbors from your Board of Directors. All of us collectively have enjoyed another fun year at Great Harbors, and 2011 promises to be even better. The Board has been busy with several upgrades to our facilities.

### **A Few Highlights:**

- The front entrance was thoroughly relandscaped.
- Tennis court 3 was totally rebuilt, and courts 1 & 2 will be resurfaced this spring.
- The chemical delivery system for the swimming pool was modernized in order to allow more accurate control of chlorine and other chemicals.
- The third and final phase of the dock restoration project is underway and will be finished by the end of March.
- Our new automatic floodlights seem to be discouraging teen loitering in the clubhouse and pool areas.

### **Finances:**

- Our Long Term Capital Improvement Fund is now in its fourth year. Residents will be again contributing \$250 this year, with one more year to go. I am often asked how many residents are behind in paying their fair share into our Capital Fund. The answer is very few. Our treasurer, Mike LaRose, tells me only 12 households are not contributing, a very slight increase over the prior year.
- Our annual dues for 2011 are set at \$192 vs. \$187 last year. For residents who plan to use the pool and/or tennis courts, there will be no increase in the base fee, user fees, and the various optional pass fees.
- In addition to the standard renter's fee of \$200/week for up to 6 passes, a full season renter's fee category for full season rental to a single family has been established at \$1,000, also allowing for up to 6 passes.

In short, we are in excellent financial condition.

The Board and I welcome thoughtful suggestions. It works better if you write them down and pass them along to a member of the Board.

My best to all,

George Owens  
President  
508-548-1328 or 239-221-7633