



**A Newsletter for
Homeowners of
La Costa Beach Club Resort
Pompano Beach, Florida
June 2017**

An Important Message from Your Board of Directors

Dear La Costa Owners:

It has been a great year at the Resort with a lot of positive changes. The Resort is operating very well and smoothly thanks to the great team and management we have and all our owners who continue to pay their fees timely. We have seen a rise in rentals, as well as the collection of maintenance fees is on the rise since Capital Resorts started selling weeks. Capital Resorts Group's success in creating an active and successful sales program at La Costa has tremendous benefits to our owners and the association, by helping offset delinquencies. We have also seen a lot of growth in interest by owners requesting to purchase additional weeks. Please know we are working on getting units back from the owners, but please bear with us as it does take time.

Below are just a few of our many accomplishments:

- ◆ Installed new floor lamps in all units that can accommodate one, installed new 32" Insignia TVs, and purchased new placemats for all units.
- ◆ Installed new heaters for the indoor and outdoor spas.
- ◆ Partnered with "Life's a Beach" who is offering discounts on beach cabanas, chairs, etc. for all La Costa guests and owners.
- ◆ Elevator interior was upgraded, and a new sensor and hydraulic was installed.
- ◆ Maintenance completed a lot of in-house projects such as replacing the chain link wall in the activities area, re-built the picnic tables, and added a sink at the outdoor grill area.
- ◆ Designated RCI Silver Crown for 2017.
- ◆ New travel program implemented with II helping to bring in revenue for the HOA.
- ◆ We have upgraded the landscaping around the Resort.
- ◆ New patio furniture was purchased for all the pools.

As you may know, we have been working diligently on reaching out to all owners to remind them to please send in their 2022 Proxies and place their votes. This is a very important matter and everyone's vote is important. Every Friday at 10 a.m. under the activities awning Alissa Hochhauser, General Manager, hosts an owners meeting in reference to 2022 to answer any questions and assist with filling out the forms. If you would like to talk to Alissa further, please contact her at (954) 942-4900 or e-mail her at ahochhauser@spmresorts.com. Additional information in reference to 2022 is located on page 3 of this newsletter.



The Board is working diligently on your behalf and is determined to continue to move La Costa forward so that all can enjoy for years to come. We hope that you enjoy all of the updates we continue to make at the Resort!

La Costa Beach Club Board of Directors

Ocean Park

Mount Vernon Property Holdings, LLC, property owner, is proposing a rezoning of the property located at 1508 N. Ocean Boulevard (southeast corner State Road A1A and NE 16th Street).

The proposed project has 39 units, within approved density. The rezoning to the PD-I district will allow for an innovative development with a mix of residential and commercial uses and dimensional standards. The proposed project incorporates ground floor commercial and gallery space on NE 16th Street and facing North Ocean Park. The residential portion proposes an innovative approach by designing the majority of the units as single occupant floors in two slender towers that reduce the allowable building mass which provides 360 degree views for almost all of the units. The ground floor retail oriented towards the park and gallery space along NE 16th will enhance the public enjoyment of North Ocean Park and surrounding neighborhood.

The architectural features of the structure are striking in that residential floors seem to blend into the horizon due to the color and open appearance that is created by slender off-set towers with separation in contrast to traditional monolithic structures which over power adjacent properties. The proposed innovative design reduces the massiveness of what is permitted by code. The tower structures will become an iconic landmark.

The project is also providing space for the Sea Turtle Conservation organization.



General Manager's Corner

Welcome Breakfast

Our complimentary "Welcome Breakfast" continues to be held on Monday mornings beginning at 10:00 a.m. Owners have the opportunity to gather around and enjoy their coffee and a continental breakfast. Owners are welcome to spend as much time as they wish chatting with each other and networking. As always, owners are encouraged to stop by the office at any time to have any questions answered or discuss any issues. *Our door is always open!*



Cabana Rentals

We are partnered with "Life's A Beach" Cabana Rentals so owners can enhance their beach experience. The beach area in front of the Resort is cleaned and monitored daily and lounge chairs are also available. Many of our owners take advantage of this service and have commented how convenient it is to rent a cabana!

La Costa Website

Don't forget to visit our website www.lacostabeachclub.net to meet the staff, see resort information, important documents, and trade your weeks. We have also added that you can now sell your weeks!!! The Internal Trade section is now for trades and Owner Sales.



Owners' Special

Would you like to extend your vacation at the Resort or invite family and friends to vacation with you? Then why not take advantage of our Owners' Special by booking an additional week at these special rates:

Studios for only \$480.05
One-Bedrooms for Only \$694.77
Two-Bedrooms for Only \$852.67

Contact the Resort Staff to inquire about availability.

Gift Shop

Stop by our Gift Shop, located in the Front Office, where you can purchase souvenir items such as lanyards and can koozies, as well as pick up supplies you may have forgotten to pack such as soap, shampoo, suntan lotion and even cold beverages to enjoy!

Activities

Our Activities Team offers a wide variety of fun activities for all ages. Be sure to check out the weekly schedule for the time and location for the following activities:

- * Teddy Mountain Build-a-Friend
- * Design your own tote bag
- * Tie-Dye T-shirts
- * Ice Cream Social
- * Hot Dog Social
- * Karaoke Night
- * Movie Night
- * Bingo
- * Ping Pong



We also have books, movies and board games you can enjoy during your stay.

Our staff can also assist you with exciting day trips, such as snorkeling adventures and tours to the Everglades, Key West, shopping, malls, and even water taxis. Check out the brochures located near Activities or contact the Front Desk for more information.



Owner Discounts

Owners at SPM-managed resorts have access to exclusive travel discounts at our network of timeshare resorts! We are proud to offer owners the opportunity to stay at other SPM-managed properties at discounted rates.

Visit www.spmresorts.com where you can log in to the private and secure area using your Owner ID, which is located on your maintenance fee statement; your passcode is your five digit postal code. Select the Resort Information tab where you will find the SPM Owner Rewards Travel Discounts information. If you are interested in booking a vacation stay, please call the resort you wish to stay and state that you are an SPM owner in order to receive the discount.

Did you also know that SPM Resorts Owners and Guests can save up to 25% off on your next rental vehicle with our exclusive car rental deals just by clicking a link! SPM Resorts has partnered with Avis Rent a Car and Budget Rent A Car to provide our guests special discounts and offers year-round for anyone using the dedicated SPM links to book a car rental or by using the SPM code when calling to make a reservation.



Avis guests can call Avis at [1-800-331-1212](tel:1-800-331-1212) and mention the SPM Resorts AWD# D462900 or use the link <https://www.avis.com/spmresorts> to book their reservation. New deals will be featured throughout the year.

SPM Resorts Owners and Guests renting a vehicle from a participating Budget location in the contiguous U.S. and Canada receive the discount when making a reservation by calling Budget at [1-800-527-0700](tel:1-800-527-0700) and mentioning the SPM Resorts BCD# D881500 or by booking from the website, <https://www.budget.com/spmresorts>, where your discount will be automatically applied and you will see additional savings coupons and offers.

Don't forget to "like" us on Facebook at: www.facebook.com/LaCostaBeachClub



Please feel free to contact me if you every have any questions or comments about the Resort.

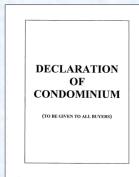
Alissa Hochhauser, General Manager
ahochhauser@spmresorts.com
(954) 942-4901

Condominium Association Termination Clause

Everyone should now be aware of the Declaration of Covenants for La Costa Beach Club which contains a provision that causes the interval estates to terminate on January 1, 2022, at which time all owners with respect to a particular unit will become tenants in common (owners of an undivided interest in the entire property).

We have worked with counsel and have determined the method by which we can prevent this from happening; but again, we need your help. The Declaration of Condominium has a mechanism by which we can amend the provisions contained therein. According to Article 20.01, the Declaration may be amended by the "...affirmative vote of voting members casting not less than a majority of the total vote of the members of the Association." We have 3,927 Interval Weeks. Therefore, we would need the affirmative vote of 1,964 Interval Weeks in order to amend the documents to remove this damaging provision. The amendment to be voted on would add forty years to the existing termination date, and change that date to January 1, 2062. The Board of Directors has scheduled a meeting for all owners which is scheduled to take place August 20, 2018 if a quorum is met.

If at any time you are transferring your interest in your Interval Week, please let the new owner know that the Association requires that their proxy and designation of voting member (if necessary) will be required. The Association will closely monitor those proxies received and the Interval Weeks for which they were received. If there is a change in ownership, the Association will need to amend its records. As the exact number (or higher) must be achieved, every single vote counts, and must be properly secured.



Annual Meeting Review

The Annual Meeting of the La Costa Beach Club Resort Condominium Association was held on Wednesday, November 16, 2016 at the Civic Center in Pompano Beach, Florida. Board President Daniel Miller called the meeting to order at 3:02 p.m.

President Miller reported that a majority of the intervals, or 1,965 intervals, was required to achieve a quorum. A total of 377 intervals were represented by proxy and 35 intervals in person for a total of 412. As the quorum requirement had not been achieved, no official Association business could be conducted, and Board terms rolled over until the next election.

As a courtesy to the owners in attendance, the Board Members and Management answered questions that pertained to the Resort and the projects that were taking place on property. The question and answer session adjourned at 4:08 p.m.

☞ Learn more about how your Association can achieve a quorum by reviewing the important information about proxies below.

What is a Proxy and Why is it Important?


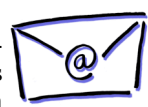
Simply put: a proxy is a person appointed to represent another and the instrument by which a person is appointed is also called a proxy. Using proxies ensures the ability to meet quorum requirements (the minimum number of members needed to hold a legal meeting). Proxies permit one person to represent many members, so while the actual body count at the meeting may be few, the quorum can still be met.

As a member of your Association, it is important that your voice is heard and your vote is counted. Although we wish every owner could attend the Annual Meeting, we realize many of you will be unable to do so. Therefore, it is our hope that you will either appoint a Board Member, or name a representative of your choice who plans to attend the Annual Meeting to act as your proxy agent if you cannot attend the meeting in person.


If you have any questions about proxies, please contact us at the Resort.

Resort Information

Friendly Resort Reminders

- ◆ Please remember that Check-Out time is by 10:00 a.m. Please abide by this schedule as the Housekeeping and Maintenance Teams have a small window of time to clean and make repairs if necessary, to get your unit ready for you or for the next guest who will be arriving. 
- ◆ Check-In begins at 4:00 p.m. We will do everything we can to have you in your unit on time!
- ◆ Summer office hours are Sunday through Friday, 7:00 a.m. to 8:00 p.m., and Saturday, 7:00 a.m. to 11:00 p.m. Security staffing is on property each day to assist with after hours check-ins and any issues from 11:00 p.m. to 7:00 a.m.
- ◆ Please help your Association save on printing and mailing expenses, by providing us with your current email address so we can electronically send out newsletters, as well as important reminders and information. 
- ◆ Please remember to complete and return your Comment Card at the end of your visit. Your Board, Staff Members and Management receive and review reports each month, and we welcome your comments and suggestions for future improvements. You can also help us keep our ratings up by posting a positive review on the Trip Advisor website at www.tripadvisor.com.
- ◆ Please...out of courtesy toward fellow owners and guests, **DO NOT SMOKE IN YOUR UNIT**. For those of you who prefer to smoke, please do so outside. Other owners and guests using the unit after your stay may suffer from allergies or severe asthma. This policy will also help keep our units in pristine condition for many years to come.

Account Information

- ✓ Owners have three online payment options to utilize. When you log into the private and secure owners' only site at www.spmresorts.com, you can view your balance and pay your fees online by eCheck, or via credit card. 
- ✓ You can also set up recurring monthly payments for future maintenance fees on the owners only site.
- ✓ Keep in mind in order to avoid late fees and interest, all payments must be received by the due date.

As always, if you have any questions about the Resort or need assistance with your account, please contact the Resort Team at (954) 942-4900.





*Mailing
Information*

**La Costa
Beach Club Resort**
1504 N. Ocean Boulevard
Pompano Beach, FL 33062
Phone: (954) 942-4900
Fax: (954) 960-5977
www.lacostabeachclub.net

Professionally Managed by:

SPM RESORTS
Professional Timeshare Management

We're Here For You!

We are happy to assist you in every way to answer any questions you may have regarding your vacation ownership.

General Manager

For information about the Resort, contact:

Alissa Hochhauser
ahochhauser@spmresorts.com
Phone: (954) 942-4900

**Regional Vice President
of Operations**

Trish Docherty
tdocherty@spmresorts.com

SPM Resorts Corporate Office

P.O. Box 2489
Myrtle Beach, SC 29578
Phone: (843) 238-5000
Fax: (843) 238-5001

SPM Resorts Financial Services Rep

Marley Reynolds
mreynolds@spmresorts.com
Phone: (843) 238-5000 ext. 3089



When you access SPM Resorts' home page at www.spmresorts.com, you can update your contact information, as well as view important documents and also be linked directly to www.lacostabeachclub.net.

You can meet the staff, view information about the Resort, as well as area restaurants shopping, attractions and events.

Exchange Companies

RCI
Phone: (800) 338-7777
www.RCI.com

Interval International
Phone: (800) 828-8200
www.intervalworld.com

Dial an Exchange
www.daelive.com

HAPPY TIMESHARING!

