



JBIC Homeowners' Association
P.O. Box 5198
Galveston, Texas 77554
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SPRING 2011 NEWSLETTER

CITYWIDE YARD SALE AND SPRING CLEANING—SAT. APRIL 30

The **JAMAICA BEACH PROUD** partners are happy to announce that Saturday April 30, 2011, will be the very first (but we hope annual) Jamaica Beach Spring Cleaning Day led by the Jamaica Jane's, a Jamaica Beach Proud partner. Thanks to Terry Ruggles, Bunny Zapalac and Linda Carter of the Jane's for leading the charge! Also thanks to Tina Fincher, Margaret Lloyd and Terry Trieu of the JBIC, and to the city staff for helping to market the yard sale and coordinate the day's activities.

There are three ways to participate:

SELL from 8:00 --???: Hold your own yard sale at home and pocket the cash! Place a homemade garage sale sign at your street corner but remember to remove it when the sale is over. The City and the JBIC are advertising the citywide sale for you -- on the back of your city water bill, in the Galveston Monthly and the Galveston Daily News, and on fliers around the community.

DUMP from 8:00-noon: Take your heavy trash to the dumpster located at City Hall until noon. Put the rest of your trash at the curb for a special Sat. pick-up. Must be placed at the curb by 8:00 a.m.

DONATE approx. 3:00: Give away items that are usable to the Women's Crisis Center. To arrange pick-up from your house, call Terri at 939-3375 or Bunny at 632-0795. The truck will go only to the homes that have

arranged for pick-up.

The ***Jamaica Beach Proud vision*** is to make the City of Jamaica Beach a clean, clutter-free, beautiful city; to promote the city by cleaning up Jamaica Beach's public streets and common areas, beautifying our park, creating more open green spaces, planting street trees, creating a pride of place and celebrating the diversity and friendliness of the people. **BECOME JAMAICA BEACH PROUD AND PARTICIPATE ON APRIL 30! SELL, DUMP AND DONATE TO DE-CLUTTER YOUR LOT AND HOME; ALSO GO OUTSIDE, MEET YOUR NEIGHBORS, AND JOIN IN THE FUN!!!**

ANNUAL MEMBER MEETING NOTICE

The JBIC homeowners' association annual member meeting will be held at 9:00 a.m. on Saturday July 23 at City Hall. This is an opportunity to hear about what the board has been working on and what we plan to do in the coming year, see old friends, meet new friends, and give your ideas of how Jamaica Beach can become an even better community. And it is the forum for members to voice any concerns they may have. We hope to see you there!

BOARD CANDIDATE QUALIFICATIONS & DEADLINE

There are two JBIC homeowners' association board positions open this year; Directors Al Galli and Steve Kendziera terms will expire in August. If no more than two candidates apply to fill these positions, no election is

required by the bylaws; if more than two candidates apply, an election is required. If there is an election, the bylaws require ballots to be mailed to each property owner in time for ballots to be completed and returned with a postmark no later than July 31.

The bylaws require that each director be a property owner in good standing (current on maintenance fees), and prohibit the mayor, council members or city employees from serving as board members.

The Board of Directors has direct management of the JBIC responsibilities, and serving on the Board requires some time and effort. Except for the month of December, the Board typically meets on the fourth Saturday of the month for regular meetings and at other times for executive meetings called by the Chair. If you are interested in becoming a candidate, the bylaws require that you give a **written response** and provide your name, mailing address, telephone number, property description, and a short resume of your qualifications.

Candidate deadline: Friday June 17 you must deliver your written response to the JBIC drop box downstairs (and outside) at city hall, mail your response to P.O. Box 5198, Galveston, TX 77554, or email your response to us at jbichoa@yahoo.com. If you have any questions, call 409-737-9850.

Thank You to JBIC-Jamaica Beach Proud 2011 Donors!

As you know, our annual assessments are totally insufficient to properly enforce our deed restrictions and tackle needed improvements. Therefore, thanks to your generosity, we are delighted to report that we received nearly \$16,111.00 in additional donations over and above the annual assessment--\$10,643 donated to the general fund and \$5,468 donated to the beautification fund. A list of all non-anonymous donors is shown on our web site at www.jamaicabeach.org/projects.htm. We wish we could print them here but the list is simply too long---thank you generous neighbors!

Donations to the general fund are used for deed restriction enforcement, mowing and maintenance of numerous common areas,

and planting/maintaining beautification projects. Donations to the beautification fund are restricted to beautification projects. If you want to donate, send a check to the address at the top of this newsletter. If you have not paid your assessment or never received a bill, please contact us at jbichoa@yahoo.com.

JBIC Progress Report

Your assessments and donations are being used to fund community beautification, aesthetically pleasing community signage, deed restriction enforcement and general maintenance of certain common areas. A brief update is below.

Buccaneer Esplanade: We will be maintaining the plantings we started in 2009. Due to the freeze, their growth slowed a bit but we hope for a robust growing season this summer. The knockout roses and other blooming flowers are gorgeous right now—enjoy!

3005 gateway---oleanders and palms: We have enough donated money to partially plant in October but we hope to obtain the rest (about \$15,000) so we can do the entire project at once! The City is considering helping out so we should know by mid-summer if we will need to look elsewhere for additional funding. Soon we will be talking to the business owners, property owners and homeowners along both sides of 3005 to ask for their permission to plant and to seek their help with watering (hopefully no longer than a year or so to get them established). We hear that everyone is getting excited about helping with the 3005 Gateway beautification project, something we can all embrace as a Jamaica Beach Proud project.

Signage update: We have installed solar lighting on the two attractive “welcome” signs we erected in 2010 on the east and west ends of the city along 3005. Thanks to JBIC board members Steve Kendziera and Al Galli for their hard work on completing this project---great job Steve & Al!

Marina/Regatta Basin Improvements – We are working with a group of property owners near the marina and the City of Jamaica Beach to help organize marina improvements. After a few meetings and much discussion, we are moving forward

with the following plan that we hope will be completed in the next six months:

1. City to repair public boat ramp;
2. City to add directed lighting to the public boat ramp;
3. JBIC/property owners will provide a turn-key solution for slip owners so they can economically replace or remove their private dilapidated docks and piers; and
4. JBIC will make beautification improvements to common areas.

We wish to thank the following property or boat slip owners who are leading the effort to complete this project: Bruce Guillot, Dawn and Dwight Bramwell, Kathy McAndrews, Kay and Bob Evans, Ruth and Richard White, Theresa Rizzo, Charlie Hansen and Todd McCabe.

Deed Restriction Enforcement Progress:

When each of us bought our single-family properties, we agreed to abide by the Deed Restrictions as written. The deed restrictions obligate the JBIC homeowners' association with the duty to require the upkeep of the single-family residential properties that are located in sections that are part of the JBIC. And, unlike a city council, the Board has no power to grant exceptions or variances. A complete set of Jamaica Beach deed restrictions, by section, can be found at www.jamaicabeach.org. If you are uncertain whether you are in compliance, please feel free to call or email us. We want to work with you to bring your property into compliance.

Thank you! The JBIC board members periodically review the entire community and have been sending violation letters as needed. Over the past two years, we have noticed a huge improvement in the way our community looks, and we thank you! We encourage those still in violation to come into compliance so further action won't be required. We need everyone's cooperation to make Jamaica Beach a proud and beautiful community.

Deed restriction reminder---vacant lots may not be used for storage. The deed restrictions prohibit lots from being used for anything other than single-family residential purposes. That means nothing, including boats and trailers, may be stored on vacant

lots. We have received numerous complaints about the permanent storage of boats, trailers and other items on vacant lots and are working with owners to assure those items are stored elsewhere. On the other hand, the deed restrictions **allow** the storage of boats and trailers on lots where a home is located (being used for a single family dwelling) as long as the boats and trailers are stored behind the building set back lines. In addition to complying with the deed restrictions, keeping your property de-cluttered is the sign of being a good Jamaica Beach Proud neighbor and helps maintain your neighbors' property values as well as yours.

We need your help! Thank you for keeping our property values strong and our community healthy and attractive. If you have complaints about a Jamaica Beach residential property, go to our web site at www.jamaicabeach.org, fill out the complaint form and send to one of us. We will investigate and take action on any violations while not revealing your identity.

Jamaica Jane's Yard of the Month

Congratulations go to the Jamaica Jane's "yard of the month" winners. You might see the "Yard of the Month" sign as you drive through the city. These neighbors should inspire each of us to embrace the spirit of the Jamaica Beach Proud campaign. The Jamaica Jane's are women residents who socially network and engage in interesting community projects and programs. If you want to become a Jamaica Jane, contact Pam Graham at 409-737-9590.

City of Jamaica Beach Briefs

If you have any questions about city issues, please contact John Brick, City Manager, at jbrick@ci.jamaicabeach.tx.us.

Water Tower

The tank has been raised and construction is proceeding toward a completion date of mid-summer.

Jamaica Beach Road

Construction began April 11, 2011 and will continue throughout the summer. This project is to raise the west portion of Jamaica Beach Road and provide improved drainage.

Drainage Study

The citywide drainage study is still on course but no firm dates for completion.

New City Ordinances

New City Ordinances relating to Commercial Dumpsters and City Parks are being considered by the City Council.

A Hurricane Planning meeting is scheduled for Saturday, June 4, 2011 at 9:45 am at the Jamaica Beach Fire Station.

House numbers. It is critical that the police officers, firemen and other emergency workers be able to locate you. If you don't have numbers on your home, please add them.

Emergency notification. Hurricane season is nearly upon us. The city has a hurricane/emergency notification system that you can sign up to participate in. All you need to do is log into the city website and sign up for the program at:
<http://www.ci.jamaicabeach.tx.us/emergency.htm>.

Park volunteers. We need volunteers to help organize Park events. If you are interested in helping, please contact Ellen Bosser at ellenfindit@aol.com.

City Council Meetings. The city council members meet at 6:00 p.m. on the first and third Mondays of each month. The first Monday is a workshop, and you can speak on any subject by signing up before the meeting begins. The third Monday is the regular

meeting, and you may speak on any posted agenda item if you sign up before the meeting begins. If you want to speak, contact the city secretary at 409-737-1142.

JBIC HOA MEETINGS AND CONTACT INFORMATION

The JBIC homeowner's association Board of Directors meets at City Hall at 9:00 a.m. on the 4th Saturday of every month except this month (April) and December. If you need help with anything, you can always contact us at jbichoa@yahoo.com. While we are bound by the limits of the Deed Restrictions, we will do whatever we can to help resolve any issue that is brought to us.

Administrator: Suzanne Johnston
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Board Chairman: Al Galli
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algalli49@yahoo.com
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Board Vice-Chairman: Steve Kendziera
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Board Member: Margaret Lloyd
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