

MONARCH BAY SURVEY RESULTS

We received an extraordinary 153 responses to our Community Questionnaire. Nearly three-quarters of the residents took the time to answer our survey which was intended to provide some guidance to the Board in its long-term planning.

The residents' responses showed a very strong preference for the status quo in almost all areas surveyed. Comments offered in opposition to proposed development were numerous, varied and not just based on cost concerns. It appears that most residents are happy with our community amenities.

Regarding future development in the park area, a strong majority of respondents did not support building a pool, additional tennis court or community clubhouse. Those who strongly disagreed with development outnumbered those in favor by margins of approximately two to one.

A children's playground area fared better but still had a small margin of opposition.

Improved landscaping in the park – The Bill Beck Park is its official name – was favored by a majority of respondents.

The idea of spending a substantial amount (\$100,000 or more) to enhance the main entrance to the community was somewhat unpopular. Residents also were strongly opposed to having the MBA develop and maintain uniform landscaping on the ocean side of Beach Club Drive.

Automating the gates to reduce the cost of the guards was the least popular concept in the entire survey.

Regarding the future of the beach club, where the land under the club and parking lot becomes Monarch Bay property in 2020, there was a plurality of support for maintaining the present operating arrangement. The most popular choice was to allow a hotel managed club for residents and outside members. The remaining responses were divided between alternatives of a club without hotel guests, or redeveloping the property into a community facility (clubhouse, pool, snack bar, etc.).

A summary of the data is on the reverse of this page and the full survey questionnaire, data and comments received are posted on the Monarch Bay website at www.progressivecm.com/mba

The survey results will be considered by the MBA Board as it works on future plans for the community's infrastructure. The Board continuously weighs the interests of homeowners and gives it thoughtful consideration. We also recognize that opinions may shift with time as the makeup of the association changes or as new information or funds become available.

Your interest in responding to the survey is greatly appreciated.