



2008 SUNSET ISLAND SOCIAL CALENDAR



Date	Start Time	End Time	Location	Description
5/24/08	2:00 PM	6:00 PM	Pool	DJ Sound plays Poolsidel!
6/21/08	2:00 PM	4:00 PM	Ocean Lanes, Inc.	Owners Bowling Party
6/21/08	3:00 PM	7:00 PM	Pool	Paul Cullen Band
6/28/08	3:00 PM	7:00 PM	Pool	Lauren Glick Band
7/5/08	11:00 AM		Interactive Fountain	Kid and Dog Parade
7/5/08	2:00 PM	6:00 PM	Pool	DJ Sound at the pool
7/5/08	8:00 PM	10:00 PM	Beach Side Mews	Movie on the Mews
7/12/08	3:00 PM	7:00 PM	Pool	Lauren Glick Band
7/19/08	4:00 PM	7:00 PM	Pool	Joy Caribbean Band
7/26/08	3:00 PM	7:00 PM	Pool	Paul Cullen Band
7/26/08	8:00 PM	10:00 PM	Beach Side Mews	Movie on the Mews
8/2/08	4:00 PM	7:00 PM	Pool	Joy Caribbean Band
8/9/08	3:00 PM	7:00 PM	Pool	Lauren Glick Band
8/9/08	7:30 PM	11:00 PM	Ocean Downs	Sunset Island Race Night
8/16/08	4:00 PM	7:00 PM	Pool	Joy Caribbean Band
8/16/08	8:00 PM	10:00 PM	Beach Side Mews	Movie on the Mews
8/23/08	4:00 PM	7:00 PM	Pool	Joy Caribbean Band
8/30/08	2:00 PM	6:00 PM	Pool	DJ Sound at the Pool
9/13/08	3:00 PM	7:00 PM	Pool	End of Season Party

PO Box 3850
Ocean City, MD 21843

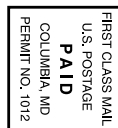
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SUNSET ISLANDER DESIGN & PRINTING

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Sunset Island is Going Bowling!

Had enough sun for the day?

Bring your family to the 1st Sunset Island Bowling Party! The party is open to all Sunset Island homeowners and their immediate family.

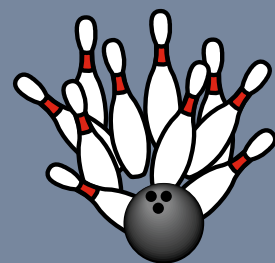
June 21, 2008 from 2 - 4 p.m.
Ocean Lanes Bowling Alley
72nd Street and Coastal Highway

To ensure that you don't miss out on this fun event, please RSVP to

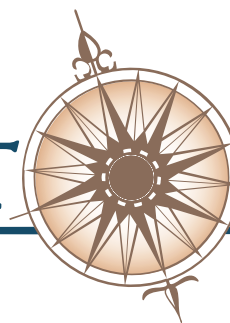
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Sunset Island owners will have access to all 12 lanes of the bowling alley! Reservations and/or Sunset Island identification must be brought to the bowling alley.

There is no charge for this event, the bowling alley, shoes, and pizza will be provided. Alcoholic beverages are available for a fee.



SUNSET ISLANDER



Volume 2, No. 2

Spring 2008

Island Time Café & Bar, Sunset Island General Store

We are excited to return in 2008 for our second season at Sunset Island! Over the winter we received a lot of feedback from owners, guests and Sunset Island Management on how to improve our amenities services, so we have a few changes in store that we think will make the Sunset Island experience even better than it was last summer!

Foremost, we are expanding the hours at both operations. Below is our summer 2008 hours and schedule. (You ice cream junkies now have until 9pm to satisfy your sinful cravings!) At the General Store, we're going to add a few more "convenience" items for your, well, convenience, and we're currently sourcing new vendors for morning pastries. We'll still have fabulous coffee and frozen concoctions, great ice cream, and beer and wine by the glass.

At the Café and Bar, we've got several great new things in store! We're changing a few menu items during the day and adding a few, to include more "snack" items. We are also adding the following:

- An "After 5" menu consisting of appetizers and menu items more suitable for the evening hour. Because of kitchen size and constraints, these items will only be available after 5pm
- **Sunset Happy Hour** every night from 5pm until 9pm! Drink specials galore 7 days a week. Come enjoy a cocktail on the porch or grass and enjoy breathtaking sunsets
- **"Wednesday Wine Tastings"** - Every Wednesday evening on the grass by the Café, taste some great wines and cheeses (small



tasting charge). The wines will then be available by the glass at the bar and by the glass and bottle at the General Store. We'll have guest Sommeliers and reps from some notable vineyards to answer questions and improve your "grapesense".

- **"When It Rains We Pour"** - To take the sting out of weather-related pool closings, rather than going home, come by the Café and Bar for drinks and food specials.
- **Entertainment Saturday Specials** - On weekends when bands play, we'll offer drink specials. Management and the Social Committee have lined up a great schedule for 2008.

For those of you that rent your units, we're going to offer all your guests some "freebie" incentives to visit and utilize the amenities, hopefully making their stay at Sunset Island all that more satisfying.

We are happy to announce that a good many of our 2007 staff will be returning this summer. Natasha,

Danielle, Shannon, Shane, Shana, Drew, Madison, Brian, Mallory and Steve will assist some great new hires we have for this season.

We can't wait to see our friends this year after a long and cold winter. We'll be ready - are you?
Rick and Laura

Summer 2008 HOURS and SCHEDULE

STORE OPENS MAY 17th

STORE HOURS - DAILY HOURS:

May 17th - June 19th: 7a.m. - 5p.m.
June 20th - Sept. 1st: 7a.m. - 9p.m.
Sept. 2nd - Sept. 7th: 7a.m. - 8p.m.

STORE HOURS - WEEKENDS ONLY

Sept. 8th - Sept. 28th: 7a.m - 8p.m.

CAFÉ HOURS:

May 17th - Sept. 7th: 11a.m. - 9p.m.

The Island Time Café will be presenting a Happy Hour for owners

May 24, 2008
from 5:00 p.m. to 7:00 p.m.
in the social room.

There will be a cash bar (cash only) set up in the social room and the Café will be serving some items off of the evening menu

UNIQUE SHUTTLE SERVICE

E-Cruzers Return to Sunset Island

The "Green" transportation company e-cruzers is proud to be back at Sunset Island for a second season, providing our community with their unique shuttle service. For a simple service subscription fee you and your family/guests/renters can be "zipped" back and forth to the beach,



with all of their beach stuff, as many times in a day as they wish. Now you don't have to wait for everyone else to get ready because they're ready when you are. Travel as an individual or in as small a group as you'd like. Return back to the beach whenever you're ready again and as many times as you want! They will even take you to any local store, shop or business in the vicinity. All riders must have the proper e-cruzers wristband for the week, on at all times.

So leave the driving to e-cruzers. They can provide their unlimited shuttle service for as little as \$1.42 a day per person, that's cheaper than a Fractured Prune Doughnut! Their best value comes when you purchase the whole 14-week season for \$50.00 a week (for 5 people). All of their subscription plans can be transferred to whomever is residing in your vacation property, making it a value-added marketing tool if renting. If you leave your renters to subscribe for themselves they will pay \$75.00 a week for a family of 5 (\$2.14 a day per person), still a good value, but

you could build the seasonal rate right into your rental fee and pass along the savings. If you don't purchase the entire season, the weeks that you do purchase can be used at any time during the season at your discretion, just let them know when you'll be down. If you purchase a multi week plan they will even list your property on their web site for rental. Support a "Green" business and show your community that you care. For more information visit their web site at www.e-cruzers.com.

Management Mentions

Have you ever wandered down the beautiful paved sidewalk at Sunset Island and while looking at the pristine landscaping and breathtaking architecture notice a green film covering the front porches? Some porches do not get enough sunlight to dry properly after a storm. It is each homeowner's responsibility to keep these areas clean. The covenants committee will be sending out reminder letters this spring about the importance of keeping your home beautiful. Powerwashing will get rid of the green film. If you need help or clarification please call the management office at 410-520-0044.

The associations at Sunset Island have purchased property, flood and liability insurance on behalf of the homes at Sunset Island. Any personal belongings, including furniture, will need to be insured by the unit owner. If you do not have contents coverage and would like more information about what type of insurance to purchase please call management at 410-520-0044.

Please help welcome Sunset Island's newest additions!

Nick Bova has filled the Maintenance Manager position. He will be busy this summer learning about the infrastructure and amenities at Sunset Island from the developer team. Nick is a retired police officer, a father to a grown son, and has been residing on the Eastern Shore of Maryland for the past sixteen years. In his spare time (which he won't have much of this summer) he works with children teaching karate and at his church. His favorite past time is jet skiing.



Patty Burns has filled the Clubhouse Manager position. She will work with the current staff and is busy hiring employees for the 2008 season. Patty is the mother of a grown son, the wife of a local musician, and Patty and her extended family have all moved to the Eastern Shore from the Baltimore area. Patty is excited to meet the owners at Sunset Island and get the season started.



COASTAL STORY

Wetlands Protection Areas

So you're strolling the trail that loops around Sunset Island, and you notice a sign near a fenced area that says, "Wetlands Protection Area. Caution! This area is a fragile plant and animal habitat. Please help us protect this natural resource. Do Not Disturb." Quick, what do you do?

A: Let the dog off the leash and watch him chase the frogs through the underbrush?

B: Enter the area with kids, shovels and pails, and start digging holes?

C: Raise your binoculars and view the flora and fauna from a respectful distance?

Yup, the correct answer is C. These small scrubby areas are designed to serve as a buffer to our fragile coastal waters and to protect the wild critters that share our lovely island. Although they don't take up much space, these natural patches support dozens of species of nesting birds, including red-winged blackbirds, common yellowthroats, song sparrows, snowy egrets, tricolored herons and clapper rails. In May, horseshoe crabs gather for just a



couple of days in the shallow waters to spawn. Box turtles mosey through the scrubby brush. Even a couple of foxes call the protected area home.

So next time you're tempted to dig a hole within the signed area, consider the diamondback terrapin (mascot of the UMD Terps) who may have laid her eggs in that patch of sand. When you walk your dog around the fence, think about the Carolina wren nestlings just learning to fly. Back away from the fence, and instead head toward a designated bay beach, the pool, the ocean, the interactive fountain, or any of the other fantastic open spaces set aside just for the humans. The baby tree frogs will thank you.



SUNSET ISLAND WEB SITE GETS A FACE LIFT

Our web site is currently undergoing a major renovation. While the changes aren't complete yet, the feedback on the improvements thus far has been extremely positive.

Besides a new format, the web site contains many features:

- NEW! A Photo Album where you can post pictures to share
- NEW! A message board for you to share ideas with other Sunset Island residents
- A Photo Gallery of events in the community
- NEW! A Classifieds section where you can post items, complete with pictures
- A neighborhood directory
- NEW! Links to entertainment nearby
- Like a particular restaurant? Share your experience in the Review section!
- Neighborhood documents like the covenants and by-laws
- A calendar of Sunset Island events
- E-mail Bulletins
- Announcements
- NEW! Information on Boards and Committees
- and much more!

If you haven't checked it out lately, click on www.sunsetislandca.net. -and keep checking back for more improvements and updates.