



PINEWOOD HOMEOWNER'S ASSOCIATION

JANUARY 2012 NEWSLETTER

BEFORE AND AFTER APPEAL APPEAL

-----That is not being redundant but rather is an **appeal to improve your properties appeal!** The HOA Board has been working hard to improve the common areas at the Estates and we hope you've noticed. The new entry sign, the cleaning of the pond, the installation of over 40,000 square feet of new sod, the clearing of brush and repair of the tables and benches in the picnic area, the removal of strangling vines from trees, the plantings at the street corners of Cypress Landing and Bay Head and displaying Christmas decorations at the sign in front (for the first time in memory!) are among the efforts your Board has made in the last two years to improve the appeal of the common areas.

-----Remember that we are a **deed restricted community** and have rules that require property upkeep, in fact even requiring re-sodding of barren lawn areas (the **Declarations** are in place "for the purpose of protecting the value and desirability of the community" and are **posted on all 3 of the web sites referenced below.**) The Board is sympathetic with current economic issues and understands there may be difficulty paying for irrigation or other large expenses. However, no or low cost things such as trash bin storage (out of sight), litter pickup, bush trimming, grass mowing, not parking on the grass, etc. should be adhered to. If you are a resident or landlord, it is your responsibility to maintain your property according to the rules.

WEB PAGES AND BOARD EMAIL

-----The Board has secured the domain name **pinewoodcountryestates.com** and also established an email address for the Board: pinewoodcountryestates@hotmail.com. The web site is under construction but we hope will be a valuable resource in the future. If you have questions please feel free to email the board at pinewoodcountryestates@hotmail.com.

-----At this time twenty of our 85 homeowners are registered on the web site operated by our property managers, Sentry Management. That site is in partnership with Smartstreet banking services and is used for checking your financial account and arranging payments but also has such things as a directory of registered members, a map and community documents including Articles of Incorporation, Bylaws and Declarations. Visit sentrymgt.com and choose "homeowners/payments" to register. You'll need the 16 digit account number on your payment coupons to register.

----- And thanks to the efforts of new neighbor, Kenny Sloan, there has been an account created on Nextdoor.com that fifteen of our homeowners have registered with to date. The site allows neighbors to get to know one another, make recommendations, announcements, etc.. It is free and anyone in our neighborhood can sign up, review and post information. Visit pinewoodcountryestates.nextdoor.com to sign up and participate.

MEET YOUR NEIGHBORS

-----**Charlie and Lorraine Stewart** are the first and only owners of their house on the pond in the back of the Estates, having owned the home since 1999. The Stewarts are residents of Kelso, Scotland and spend two or three weeks with their three college age children in Pinewood each year. The balance of the year the house is on the rental market. Charlie is a farmer and manager with a corporation with large holdings in farm land. Lorraine currently manages properties through the couple's Royal Mile Apartments in Edinburgh, Scotland.

-----**Rose Little** is a former Board Member who has lived on Bayhead Street since 2003. Rose is from Elizabeth, Pennsylvania where she was a wife, mother and school bus driver. She recently retired after working for Disney for 18 years, driving a bus and working as a vacation planner.

DOGS AND CATS

-----We continue to have **complaints** from our groundskeepers and neighbors regarding dog droppings and, more recently, cat leftovers! **Polk County Ordinances** require that all **dogs must be on leashes** when off the owner's property and please be prepared to pick up after your dog when walking. The ordinance also requires **cats to be under control** and should they become a nuisance they will be captured and turned over to Polk County Animal Control. We all want to live harmoniously, including our four legged friends, but if you own a pet please act responsibly to your neighbors by keeping them under control at all times.

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Secretary/Treasurer, 652 Pinewood Drive - - Board email: pinewoodcountrystates@hotmail.com.