



Belle Oak Villas Homeowners Association, Inc.

NEWSLETTER

SPRING, 2018

www.belleoakvillas.com

ANNUAL MEETING: Since a quorum was not meet, there were no votes on any issues. There was a discussion on a different type of roof shingles as well as a solution for the large pond banks.

New Officers and Directors were elected after the meeting. They are as follows: Diane LaForge, President; Nancy Porter, Vice President; Kevin Haumann, Treasurer; Mary Anne Gardner, Secretary; Annette Bennet, Director; Samantha Feuer, Director; Tom Henry, Director; Jose Rosado, Director, Dan Denney, Director.

DUCKS AND OTHER WILDLIFE: We live in a very nice community and a lot of water fowl live in our ponds. Residents who live along the pond realize that feeding the wildlife only attracts more creatures. ***PLEASE DO NOT FEED ANY WILDLIFE.*** We have never had to make a rule about not shooting any wildlife in our community, since common sense prevails. ***DO NOT SHOOT ANYTHING ON BELLE OAK PROPERTY.***

DOGS, ETC.: Tom Henry made containers that were placed at the end of each street that hold bags to be used to pick up your dogs business. Please use them. YOU, as a responsible person, are required to pick up after your animal. There are piles of dog excrement throughout the community which is unsightly and potentially a health hazard. ***PLEASE DO YOUR PART.*** You will be fined.

COMPLAINTS: Please remember that **ALL BOARD MEMBERS ARE VOLUNTEERS** and do their best to keep BOV a community to be proud of. If you have a complaint or a concern about a situation, please put it in writing and send

it either by e-mail or drop a letter in the mailbox at each pool. Please include your name, address, date and issue. All letters must be signed or no concerns will be addressed.



RECYCLABLES: Please read the type of items to be recycled (per order of the City of Largo) such as plastic bags and boxes that are not broken down, etc. Items to be recycled are posted at each blue bin and pickup is every Thursday.

DUMPSTERS: Trash pickup is on Monday, Wednesday and Friday. Put all your trash into the Dumpster. The City of Largo **WILL NOT** pick up trash that is on the ground. All boxes must be broken down before putting them into the dumpsters. If the dumpster you use is full, go to another or keep at your home until an empty dumpster is available. There have been numerous complaints about the aforementioned issue.

LARGE ITEMS: Pick up is only **ONCE A MONTH** for large furniture items that cannot fit in the dumpsters. Since the City of Largo does not pick up large items on a weekly basis, the City will be called the first week of the month for a Thursday pickup. ***FIRST, PLEASE CALL OR E-MAIL THE ASSOCIATION FOR INSTRUCTIONS.*** Please do not place large items at the dumpsters, but at the end of Rodeo Dr. until instructed to do so.

PAINT AND ELECTRONICS MUST BE TAKEN TO THE HOUSEHOLD ELECTRONICS AND CHEMICAL COLLECTION CENTER (HEC3), 2855 109th Ave. N., St. Petersburg, FL 33716 - NOT AT THE END OF RODEO DR.

POOLS: The pool area on Rodeo Dr. is being updated by painting and having the pavers cleaned and sealed before summer use. If you see work being done, please do not enter the pool area.

INSPECTIONS: Yards need to be cleaned and kept up on a regular basis. Street Captains are assigned to each street and will notify the board if your villas needs attention. When a notice is given to you, please take care immediately or contact the Board to make further arrangements. The first notice is for 30 days to comply. If you don't comply in that time frame, a second notice is given for 10 days and if the work still isn't done in that time frame, it will be turned over to the Action Committee and you will be fined. The Board has the authority to hire someone, **at the owners expense**, to do the work.

This is the time of year to get these project completed before the weather turns hot or goes into the rainy season. Thank you, in advance, for your quick response to the Boards request.



E-Mail Address: If you are receiving this Newslewttter at your door, we need to your e-mail address to send you further newsletters and/or notifications.

Please e-mail to belleoakvillas@gmail.com

Roofing Shingles: Several residents have contacted the Board regarding the use of a decorative shingle vs. a 3-tab shingle. According to the insurance companies, who are requiring the decorative shingles because they are supposed to hold up at 130 MPH winds. The Board has researched these type of shingles which have a lifetime warranty vs. a 25 year warranty of the current shingles in use.

If you need to have your roof re-done, please contact the Board beforehand and make sure your roofer is using the right shingle.

As of January 1, 2019, the Board will only approve the GAF Timerline HD Shingle in Weatherwood.

Three roofs, that did not pass inspection, had to be re-done because they were replaced with Owens Corning Shingles and not the previously approved shingles.



Coupon Books: The Maintenance Fees remain at \$200.00 a quarter for the 2018-2019 fiscal year. Coupon books will be mailed around June 1, 2018 to those who use them.