



"Where a GREAT Life Style begins"

Community News

MARCH, 2009

**Property Owners Assoc.
NEWSLETTER**

WELCOME NEW HOMEOWNERS

Rich & Jo - 5225 WSCS

Mary Ann - 5370 Guildcrest

Isreal & Marlen - 5301 FVT

JUST A NOTE

When a homeowner complains but never attends meetings to voice their opinion, it just means that they really do not care about the community.

We discuss and vote on what needs to be done in SPRINGHILL.

ATTEND THE MEETINGS AND VOICE YOUR OPINION !

WE ARE ALL HOMEOWNERS AND DO NOT GET PAID!

IF YOU CAN NOT ATTEND SEND AN EMAIL:

SPRINGHILLPOA@HOTMAIL.COM

COMMERCIAL VEHICLES

ARE A VIOLATION OF SPRINGHILL PROPERTY OWNERS

1. BY-LAWS 2. DECLARATION OF PROTECTIVE COVENANTS

NO COMMERCIAL VEHICLES

NO VEHICLE WITH SIGNS

Some Homeowners have indicated that this is NOT a COUNTY violation.

It is a Springhill POA Violation and is enforceable by law.

HOMEOWNER AS WELL AS RENTER ARE REQUIRED TO COMPLY

Take a look around for mildew and rust stains. Take a look at the trim on you house does it need paint?

SPRINGHILL REPORTED VIOLATIONS

WE NEED YOUR HELP!

springhillboard@hotmail.com

ADDRESS	VIOLATION
5321 FVT	Garbage cans in front of garage. Wood under front windows need repairs. Wood on house needs paint
5322 FVT	Mold/mildew west walls
5342 FVT	Front and East side of house has mildew/iron stains
5384 FVT	Wood over front entrance of house need to be repaired and painted. Roof Trim needs to be repaired and painted
5430 FVT	West side of garage roof peak mismatch shingles need to correct
5429 GC	Garage door in disrepair needs to be painted one color. Repair patch a different color
5001 WSCN	HABITUAL - COMMERCIAL VEHICLE - COMMERCIAL BUSINESS - HABITUAL
5347 Plains	Front roof peak wood is Stained /mildew and needs paint
5395 Plains	Landscaping in side yard area is overgrown. Hedges need to be trimmed. (HABITUAL)
5444 Plains	Wood trim in disrepair THIS WILL BE FIXED OVER THE NEXT 3 WEEKS as of 03/06/09 NOT REPAIRED. Spot light over garage rusted needs to be painted or replaced
5387 SHCN	Lawn and other landscaping not being properly maintained. Using lawn as permanent parking area for vehicles has destroyed grass. Many household items stored on front porch. (HABITUAL)
5350 SHCN	Garbage cans in front of house - Commercial Vehicle with Advertising on side of vehicle, not screened or fenced from view
5435 SHCS	Wood trim need painting
5457 SHCS	Iron stain on Fence east side of house - Side walks black or rusted
5480 SHCS	West side of house need painting
5465 SHCS	Large tree stump in swale (HABITUAL) New Tree Stump at west side of garage. Storage on the west side of house (5 gal paint bucket, rusted gas tank, Garbage cans in full view - lamp post at 45 degree
5053 WSCN	Front Roof board overhand needs painting
5232 WSCS	Wood trim and gables need to be painted. (HABITUAL) West side of house has orange stain
5237 WSCS	Large tree stump in swale (HABITUAL) New Tree Stump at east side of house



FIRST ANNUAL NEIGHBORHOOD PICNIC

SUNDAY, APRIL 19TH - 2:00 PM - 6:00 PM

MEET YOUR NEIGHBORS

GREAT FOOD AND MUSIC

WATCH US PLAY BOCCE OR JOIN IN

FUN FOR THE KIDS

HAMBURGERS AND HOT DOGS

SODA'S AND ICE TEA

SPECIALITY DISHES BEING DONATION BY HOMEOWNER

BBQ WINGS & RIBS

BAKED BEANS , GERMAN POTATO SALAD

RICE & BEANS, PASTA SALAD, FRESH GARDEN SALAD

WE NEED YOUR SPECIALITY DISH !

THE VOLUNTEER COMMITTEE IS WORKING HARD

YOUR ATTENDANCE IS NECESSARY TO MAKE THIS A SUCCESS.

WE STILL NEED

COOLERS - TABLES - CHAIRS - SPECIALITY DISHES

CALL IF YOU CAN HELP !PLEASE RSVP

DENNIS PIASIO 561-641-1643

Your Newsletter Mailman

CALL WITH YOUR NAME

ADDRESS - # ATTENDING

COME JOIN THE FUN



SPRINGHILL RULES & REGULATIONS # 2 UNSIGHTLINESS

DO WE NOT CARE ABOUT OUR COMMUNITY ???

WHAT VIOLATIONS DO WE SEE EVERYDAY

If it is RED take a look around fix it!

WHAT IS UNSIGHTLY ?

- 1. MOLD, ALGAE, STAIN, DISCOLORATION ON A ROOF, FENCE, MAILBOX/POST, EXTERIOR STUCCO WALL, EXTERIOR WOOD, DRIVEWAY, SIDEWALK.**
- 2. ROT OR DETERIORATION OF FENCE, MAILBOX/POST, EXTERIOR WOOD**
- 3. UNPAINTED EXTERIOR WALL OR TRIM OF A HOME.**
- 4. SPOTTY OR UNKEMPT LAWN (E.G. UN-CUT LAWN, EXCESS WEEDS, SPOTTY GRASS, BURNED OUT GRASS, NON-EDGED OF: (A) SIDEWALK (B) DRIVEWAY (C) SWALE/ROAD BORDER.)**
- 5. OVERGROWTH OF LANDSCAPE (E.G. BUSHES, HEDGES, FLOWERS, TREES, ETC.)**
- 6. DEAD TREES OR STUMPS**
- 7. VEHICLES PARKED ON FRONT LAWN OR COUNTY SWALE.**
- 8. GARBAGE CANS NOT STORED BEHIND SET BACK OR IN FULL SIGHT.**
9. Garbage on front lawn, swale & roadway (e.g. bottles, cans, old newspapers, etc..)
10. Posting for sale or rent signs on fences, walls, trees, etc. (post one sign on lawn)
- 11. NON-COMMERCIAL VEHICLES WITH CONSTRUCTION MATERIALS SHOWING ABOVE THE TRUCK BED OR ATTACHED TO THE VEHICLE SUCH AS PIPE, LUMBER, LADDER, RACKS, ETC..**
12. Repaired roof shingles/tiles not matching existing color or size.
- 13. NON HARMONIOUS EXTERIOR PAINT COLOR SCHEMES.**
14. Fences or man made structures installed within three (3) feet of the existing concrete wall along Jog Road, shall not exceed the height of said concrete wall. Anything otherwise shall be deemed "UNSIGHTLY"

ASK YOURSELF DO WE HAVE A PROBLEM ?

SELECTED QUARTERLY HOME !

5411 Plains Drive

Homeowner will receive a \$ 50.00 Home Depot Gift Card, with a special THANKS from there neighbors.

Thanks for helping out community be a GREAT place to live.

KEEP UP THE GOOD WORK !

