

# THE CIRCLE ASSOCIATION

## NEWSLETTER

NOVEMBER 2018

JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM ASSOCIATION, INC.

### MISSION STATEMENT

- KEEP ALL RESIDENTS OF JACARANDA COUNTY CLUB VILLAS INFORMED OF ALL ISSUES IMPACTING OUR COMMUNITY.
- ENSURE PRESERVATION OF JCCV PROPERTY VALUES RELATIVE TO THE PREVAILING MARKET PLACE.
- MAINTAIN STEWARDSHIP OF THE JCCV COMMUNITY APPEARANCE, FINANCES, INSURANCE, SAFETY AND SECURITY.

### **BOARD CONTACT INFORMATION**

Residents should contact Joe Macarelli 603-554-7279 with issues requiring board resolution

### **COMMUNICATION**

The Circle Telephone directory is available on the JCCV website. I have a small quantity for those that do not have access to the website.

Jacaranda Country Club Villas is part of a group of home owner associations overseen by Jacaranda West Homeowners Association #1 herein identified as HOA1. In September we were sent a proposal for changes to the HOA1 covenants. These changes are mostly expansions of long standing association covenants. Communications observed over the last weeks reveals that there are residents unaware of the changes proposed. All JCCV residents should have received a detailed explanation of these changes that they may vote to approve or disapprove of the issue at hand. Please review the mailing and if you have not voted to approve or disapprove of the suggested language please do so.

If a resident would like to post information and/or announcements within the bulletin board, they can bring the posting to me and it will be added to the bulletin board during the next weekly change-over.

### **CORRESPONDENCE**

Any resident that desires to make an improvement such as this is required to submit a request in writing to the board.

If a resident desires to make a change to their existing landscape, this change also requires the approval of the board and a written request including a diagram of the proposed changes with a listing of the plantings proposed. A complete list of approved plantings is available at the website.

If a resident desires to take advantage of the bi-annual rental option, the resident is required to submit a request to the board detailing the proposed rental period and the anticipated renter involved. The board will then return written approval information within fifteen business days. Please note; only entire dwellings may be leased and for a period of not less than six months.

### **PEST CONTROL**

The application semiannual application of environmentally friendly insect control products within the residential areas will take place on December 13, 2018. Any resident experiencing pest issues should contact Joe Macarelli. Note: PestShield will not respond to calls from residents.

The Circle is struggling with a rodent presence. PestShield has installed rodent poison feed trays at the corners of several buildings. PestShield will monitor these eight trays monthly and when no activity is observed, we will move the trays to the trays to the next most active area. Although the Board has not and will not budget a major rodent exclusion initiative for individual residences, we are hopeful this process will eliminate or at least control rodent presence. Further the board had all the queen palms cleared of rodent loving berries.

### **HOA1**

Joe Macarelli and past president Clayton Harrington – HOA1 Secretary, continue to work with HOA1 on improvement of the road. One difficult roadblock is the issue of constant water piping repairs occurring between 815 and 841 which slows HOA1 resolution of road safety. The Board has stressed that this is a county issue and will be addressed by the county when a leak occurs. To that end, a multi-year improvement plan for the JCCV road has been submitted by HOA1 road committee for budget consideration. The board continue to meet with HOA1 to ensure this proposal moves forward.

### **LANDSCAPING**

Of serious concern is water staining of multiple areas and buildings of the circle. A corollary to this is the appearance of the landscaping in and around buildings especially during the dormant months. The board is proposing a multi-year plan to alleviate these issues. Until this can be completed we have suspended the proposed repainting of the residences. Joe Claro will work with Beechtree. Landscaping to reduce sprinkler spray on buildings and structures while improving plant and lawn irrigation systems.

### **POOL and BUILDINGS**

The board has agreed to move forward toward improvement of the pool and buildings appearance. Over the next few years we will be purchasing pool furniture; tables, chairs and lounges that have been recommended by a committee of residents chaired by Diane Long. Further Lisa Claro has put together a group of residents to develop a painting scheme going forward. While budget constraints prohibit these recommendations from immediate implementation the board has agreed to an approach that should be completed before the end of 2022. The first installment will be to replace some of the pool furniture. This has been purchased and will be delivered in December. The buildings painting will commence after the irrigation systems are improved.

### **BUDGET**

The Board has completed its budget review and has developed a budget for 2019. As the budget is not yet been finalized the proposed budget will be presented at the annual meeting. The HOA-1 has however been approved and it was reported at the annual meeting that the \$350 annual membership payment will remain the same.