

Howell Creek Reserve Eagles Watch Newsletter

<http://www.adsbeus.com/howellcreek.htm>

PRESIDENT'S MESSAGE

Hello Everyone,

Here are a few highlights of our HOA activity:

Pool Resurfacing – The community pool will be resurfaced starting on June 1st. **The pool area will be closed to all residents for approximately 1 to 2 weeks.** If the weather cooperates, it could be done in about a week. Why are we doing this now? The pool surface has a long crack in the deep end, the surface is not in good shape, the pool needs to be updated to code and we are taking advantage of pricing at this time. We have selected a local company with an A+ rating and very good recommendations. Once completed, we will have a beautiful pool to swim in for the summer and beyond.

Pets at the Pool – Pets are **not** permitted in the pool area or in the pool. We recently had someone in the pool area with their dog swimming in the pool. To be very clear, the Board will not permit dogs in the pool or pets in the pool area. The community pool is for all residents, but no pets permitted for safety and health reasons.

Gate Monitors – As you can see, the gate monitors have been replaced. Everyone should now have their gate access code and name in the monitor. Please remember that you need to press the “#” key before you enter your four digit code. The programming with this system is easier and more reliable so changes are easy to make.

Vistawilla Lawn – Sections of sod were replaced along Vistawilla because of large areas of crabgrass that needed to be removed. The area looks much better as the grass has taken hold.

Sidewalk Repairs – The sections of the sidewalks in both Howell Creek Reserve and Eagles Watch have been documented for replacement. We are replacing sections that are a trip hazard. Thanks to Doug Hamilton (HOA Director) who walked both communities and recorded the sections that need to be replaced. We will request an estimate from the contractor that we use and then will proceed with the repairs. If section(s) of the sidewalk in front of your home are on the list to be replaced, please watch for a note in your mailbox from me. We hope to have this done in June.

Entrance Landscaping. Now that the gate monitor installation is complete, we will be concentrating on the landscape design for the entrances. The landscape architect that developed the plans for us (at no charge) was at our May meeting to finalize this project. As I mentioned before, many of our shrubs have seen their useful life after 15 years and need to be replaced.

We have our normal maintenance items that we continue to work on. If you have any questions, please do not hesitate to contact me.

BOARD OF DIRECTORS

Lee Jensen
President/Director

Douglas Hamilton
Vice President/Director

Janet Altenhoff
Secretary/Director

Scott Wasmund
Treasurer/Director

Paul Arnold
Director

Terry Even
Director

Alma Stachurski
Director

PROPERTY MANAGER

Diana McCreight

Vista Community Association
407-682-3443 x231

Lee Jensen
(407) 977-2231



CLASSIFIEDS

For Sale

Couch in excellent condition. No pet or smoking odors. Perfect for college student apartment. \$200 negotiable. Please call Pat Faughnan at 407-359-3145.



For Sale:

Cherry TV/computer cabinet in excellent condition. Can accommodate a large TV and/or all computer equipment. Also storage for DVD's , discs, etc. Asking \$200. Maureen & Jim Smith 407-542-6592

GOT A DIRTY HOUSE?

Impress yourself, your board and your neighbors today!

Knowledge, the right equipment and experience is KEY to a deep and lasting clean.

Why trust your home to anything less?

- * Roof Cleaning – NO Pressure/Safe Clean
- * Driveways, Sidewalks, Patios
- * Exterior House Wash
- * Pool Enclosures

For fast and affordable service call GRIME DAWG today at: (407) 453-3453

PROBLEM WITH STREELIGHT NOT WORKING?

If you notice a streetlight that is not working properly there is an easy way for you to report it. First, get the number from the tag on the light post. Then go to the website “Progress-Energy.com”, then Florida, residential, request streetlight repair, in right column, follow the prompts. This would be for lights completely out, going on and off or staying on 24/7. Thanks for helping.

EXTERIOR IMPROVEMENTS TO YOUR HOME

You are reminded; Architectural Review Board (ARB) approval is required PRIOR to starting a project. Please keep in mind that it is better to obtain the ruling from the ARB prior to commencing work than to have to remove the modification (at your expense), if it does not conform to the ARB guidelines. All residents are strongly encouraged to read the Declaration of Covenants, Conditions and Restrictions (CCR) of Howell Creek Reserve/

Eagles Watch.

The ARB is an important function of our communities. By maintaining the standards of our Covenants, we will maintain the value of our respective homes and community. Please use the approved ARB form BEFORE any work is begun and allow 30 days for approval. Failure to do so could result in the removal of the alteration.

The ARB form is located on our website at www.adsbeus.com/howellcreek or you can contact our Property Manager, Diana McCreight at 407-682-3443, Ext. 231.

LANDSCAPE IRRIGATION RESTRICTIONS

The City of Winter Springs prohibits watering lawns & shrubs between 10:00 a.m. and 4:00 p.m. In order to avoid a fine from the City and to conserve water, please irrigate as follow:

Even numbered addresses:
Sundays and Thursdays

Odd numbered addresses:
Wednesdays and Saturday.

CONSERVATION AREA REGULATIONS

We are very fortunate to have Conservation areas surrounding our community to provide a sanctuary for wildlife and a variety of natural Florida landscape.

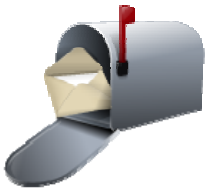
The Homeowner's Association (HOA) must comply with St. John's Water Management District conservation property rules. No resident is allowed to remove vegetation, plant additional vegetation, or build or place any physical structures within any of the conservation areas. It must remain untouched. Failure to comply will result in substantial penalties assessed to the HOA and individual

homeowner by St. John's Water District. Please note that if you believe that a tree is dead or infected and could potentially fall within your own property, you can make a request for the tree to be cut down to our HOA property manager who will contact our representative at St. John's Water Management District. Please note that St. John's will determine if the tree will be cut down to fall within the conservation area where it will remain or will be removed completely.

CREATIVE MAILBOX DESIGN

www.creativemailboxdesigns.com

**19048 E Colonial Dr
Orlando, FL 32820
(407) 568-7373**



THIS IS THE COMPANY THAT INSTALLED THE MAILBOXES IN OUR COMMUNITY. IF NEEDED,

THEY HAVE PARTS AND ALSO CAN INSTALL REPLACEMENT POSTS AND/OR MAILBOXES.

ON-STREET PARKING REGULATION

Please note that on-street parking is regulated by the City. We all must adhere to the following: The City of Winter Springs does not allow for resident on-street parking at all. There are times when limited parking on the street may be necessary. There is no overnight on the street parking per-

mitted in the community. When having a party, guests must park on the same side of the street (opposite side of the fire hydrants). This allows emergency vehicles to pass through. Winter Springs Police will enforce the parking ordinance.

CONTACTS

Pool & Playground & Party Scheduling
Bill Maish - 407-977-4406

Landscaping— Southern Turf
Brian Marotta (Owner) 407-273-8388

Lawn Service (Chemicals) Millennium Grounds

Irrigation—Water Right
Brian Patton 407-695-0355

Pool Keys, Remotes & Gate Codes
Eagles Watch- Charlotte Wasmund 407-366-6883

Publisher
Janice Blachstein Giannis52@hotmail.com

HOWELL CREEK AND EAGLES WATCH WORKERS

Babysitting
Jennifer Senkel 18 407-366-2964
Nikki Hagler 16 407-971-2937
Katie Wilson 14 407-977-9294

Petsitting
Nikki Hagler 16 407-971-2934
Katie Wilson 14 407-977-9294

**TO BE ADDED/DELETED OR CHANGED:
DROP A NOTE AT 134 NANDINA TERRACE.**

ARB REVIEW BOARD

Pam Woodard
Chairman 407-359-1823

Tina Kevish
Member Unlisted

Jerry Smoker
Member 407-366-9971

Sue Wilson
Member 407-977-9294

Maureen Smith
Member 407 542-6592

COMMUNITY INFORMATION

NEW TO THE NEIGHBORHOOD..... If you have not received a Welcome Packet, please contact Vista Community Association Management, Diana McCreight, 407-682-3443, Ext. 231.

FENCE MAINTENANCE.....For those of you who have fences, please keep them in a neat and clean appearance by cleaning or repainting when necessary. If you repaint your fence, you must use the approved color which is Color Wheel Paint, Birch Grey, #Q8-38T. This paint can be purchased from the Color Wheel Paint Store located at 180 N. Highway 17-92 in Longwood, 407-695-5887.

BLOCKING OF SIDEWALKS.....To ensure the safety of residents who are walking, especially with young children, please do not park on the driveway so that the sidewalk is blocked. This will prohibit parents and their young children from going into the street.

BOARD MEETING

June 24th 2009 at 7:30

Wedgewood Tennis



**\$35/Hr
In home
service or
Pick-up and
Delivery**

We also do Service

- Setup and Installation
- Free Initial evaluation and quote
- Trouble shooting and Repair
- Optimization
- Memory Upgrades
- Software and Hardware Installation
- Internet Setup
- Wireless Connectivity
- Network Setup
- Program usage Instructions
- Free Virus/Adware/Spyware programs
- Consulting and Recommendations
- Support
- Quarterly Maintenance

"We don't fix it. You Don't Pay"

(Windows Operating Systems)

Your Computer got you Down?

- Is your computer running slower than usual?
- Are you tired of waiting for the system to catch up with you?
- Does it hang up in the middle of your work?
- Are you ready for a new system?



\$499
Plus Sales Tax
Setup & Instl extra



**New System
Custom Build**

- AMD Athlon64 Dual Core (2.6GHZ)
- 2GB Memory
- All in One Media Card Reader
- 20X DVDRW Drive
- Seagate 320GB Hard Drive
- 56K V .96 PCI Modem
- Logitech Keyboard and Mouse
- Microsoft Windows Vista Home Premium 64-Bit
- RealTek 8 channel High Def Audio
- Integrated GeForce 6100 Graphics Controller
- 10/100Mbps Fast Ethernet Controller
- 8 USB 2 ports
- Micro ATX, 9.61 x 8.2 Case

One Year Parts and Labor with Local Service!



**Computer Works
Of
Tuscawilla, LLC**

Tel: 407-230-5500

Email: harvest111@bellsouth.net