

# MANAGEMENT REPORT

January 10, 2007

## COMMON AREAS

Palm Beach County did install the "No Parking" signs that were placed on Pheasant Way and Sugar Pine Drive.

We have requested a letter from DERM spelling out exactly what is permitted to be removed from the woods and what is permitted to stay. All information in the past has been received via phone calls and verbally, which we want confirmed, in writing, before any work begins in the park.

We have applied for a trapping or relocation permit on-line for the gopher tortises (if there are any).

Paint was ordered for the playground equipment and some has been received, however, the primer has yet to come in. Once the primer is received, I will pass it onto the playground committee.

Playground equipment parts were also ordered in December for the park committee.

## ADMINISTRATIVE

4376 Sugarpine Drive - Tikki hut, driveway, fence landscaping - Code enforcement has closed all cases except for the height of the fence. The tikki hut and driveway have been permitted by the county and the fence will be approved after it has been cut down two feet.

17611 Lake Park Road - Unsecured Pool - Pool has been secured - case closed on Jan. 9, 2007.

4899 Sugar Pine - Rotted roof trusses - code officer inspected this on Jan. 9 and agrees they are a problem. Officer plans on visiting the owner.

Covenant violation letters have been sent again this month which list is attached. I need direction as to how to handle the final notices, as some are minor I would not recommend taking legal action at this time, but would suggest sending the following to the attorney:

Turner	4195 Bay Laurel Way	Paint
Grimm	4764 Fox Hunt Trail	Roof Repairs
Chalmers	17680 Maplewood Drive	Paint
Stokes	17695 Oakwood Avenue	Landscape, roof, garage door
Hannawi	4193 Sugar Pine Drive	Paint, Landscape & Lawn
Hipfinger	4892 Willow Drive	Paint, roof repair and Lawn/Landscape

Storage – The following are the lowest priced 10 x 15 storage units in the area:

Public Storage	14101 S. Military Trail	\$160/mon
Public Storage	6000 W. Atlantic Ave	\$165/mon
Uncle Bobs	1099 S. Congress Ave	\$197/mon

Playground equipment - Several owners have playground equipment in their side yard and have not received approval. I need the Board direction – do I pursue the owner and only ask for a request form to be filled out, or do you want the owner to remove the set so that it is not seen from the road?

## FINANCIAL STATEMENTS

Please see attached.