



Newsletter

April 2015

From the President

I would like to thank the past officers for their service on the Board.

There will be a quarterly newsletter to keep all the owners up-to-date as to what is happening in our community.

The Town Hall meeting went well and there were some very good ideas for the Board to consider.

We had our Board meeting on April 24, 2015, which went very well. I will discuss some of the actions in other articles.

I would like to thank all the members of the community who have offered to step up and help with our community. You will be receiving correspondence regarding this and I will be asking for volunteers for committees.

As we wrap up the "season" for this year, I would like to wish everyone the best and safe travels. See you in the fall!

Larry Neidig

Painting of the buildings

Painting of the buildings will be held off for a year or two. The Board has requested that we get bids on fixing and painting the handrails and painting the outside entrance doors to the garages.

Mailboxes

Replacement of the mailboxes was discussed and it will be considered when there is enough money in the budget to cover this expense. The Board did ask to get a price on painting them and that will be considered at the next board meeting. The mailboxes have been cleaned and don't look too bad at this time!

Driveway Sealing

At the present time, there is not enough money in the reserves to do this sealing. There was a discussion as to whether this should be done. Some feel that there would be a problem of tracking the sealer into their cars and condos. However, the Board requested that we get a price on patching the roads where the pavement is cracking because of tree roots. This will be discussed at the next board meeting.

Lighting by mailboxes

The Board tabled the bid for the lighting at the mailbox area until we can get more details of what to do in that area.

Gutters

You will be receiving in the mail more information regarding the gutters on the back of the buildings as to how this should be handled.

Picnic Tables

The Board approved the purchase of two picnic tables for the picnic area to replace the ones that deteriorated from the weather.

Owners Correspondence

There was one correspondence left from February that needed to be addressed and the Board instructed Gulf Breeze to look at the line painting in one spot under a carport.

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Screen doors

The board has adopted an Anderson 3000 series door, white, that can be purchased from Home Depot, Lowes, or any other vendor. You must place an application to the Architectural Review Board to get approval to replace or hang a new screen door at your unit.

Well

There was a discussion regarding the installation of a well for a backup watering system. It was decided by the Board to table this issue because watering starts on April 16th. This is a Master Board decision to handle.

Garage Sale

The Board was requested by the Master Board to vote on whether we should have a community garage sale. The Board approved the garage sale as long as there is a committee in charge to address some of the Board's concerns, like parking in the grass (damaging our watering system) and the flow of traffic.

Renter's Guide

The Board reaffirmed the Renter's Guide that was approved in 2006 and amended in 2008. Each owner will be receiving an updated copy of the guide for review. Renters should be presented this guide before they fill out the application, They will have to sign that they read the guide.

Board Member Terms

It was voted on by the Board that we go back to the alternating term for the board since the law has changed. Since this is an odd number of year, three board members will serve a two year term and 2 board members will serve a year term. Then, they will all be a one year term, alternating three members on the odd year and two on the even year.

Reminders

When using the pool, please make sure the pool gate and cabana door are shut and locked at all times.

The bike rack by the pool has a number of bikes that have not been moved for some time. If you have one there, and do not use it, please remove it.

In the near future, the bike racks are going to be relocated. The one by the pool is going to be turned so it only takes up one car space. The bike rack between buildings 9 and 10 will be relocated to be able to make use of both sides of the rack. There will be notification when this is going to happen.

Rules and Regulations

The Board has voted that they are going to enforce the rules and regulations as established. Please be familiar with them as it is related to common areas and limited common areas such as lanais and walkways, planting of shrubs, trees and other plants, potted plants, storage areas and many other items. Please make an effort to clean up these areas. If renting your unit, make sure the tenants adhere to the rules and regulations.

Use of Lanais

As per the Declaration, Article 12.9: Use of Common Elements: Common hallways, stairways and other Common Elements shall not be obstructed, littered, defaced or misused in any manner. Lanais and walkways shall be used only for the purposes intended, and they shall not be used for hanging or drying clothing, outdoor cooking, cleaning of rugs or other household items, or for storage of personal property other than bicycles.

Master Board

Our Master Board representative is JoAnn Wenz. She is also the treasurer for the Master Board. The Master Board had its meeting on April 15, 2015 and the Bermuda Park issues discussed are:

The North and South Gates: this is the Master Board's responsibility. They have approved a new vendor to repair the gates and have agreed to obtain a maintenance contract. The new vendor has worked on the gates three times and the gates are performing well.

Landscaping: the Master Board agreed to plant bushes on the south buffer area at the back of Bermuda Park.

Security cameras: there was a discussion on the cameras at the gates that have not worked for some time. They only had a ball park figure on the cost to fix or replace the cameras. The Board is going to get some firm pricing for this. They do not have a line item in the budget for this. They may need to do a special assessment of \$25 to \$50.

FYI: as a Bermuda Park owner, you have the right to attend the Master Board Meetings.

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