

AMBERLEA NEWSLETTER

March 2010

Amberlea Homeowners Association-Officers and Directors

Officers

President: Ken Rejko

Vice President: Bob Koechlin

Treasurer: Carl Bowles

Secretary: Terry Rejko

Directors

Area 1: Bob Koechlin

Area 2: Greta & BJ Develle

Area 3: Joyce Kucek

Area 4: Vacant

Area 5: Vacant

Area 6: Dave Dunlap

Area 7: Shaine Harvester

Area 8: Diane Chavez

Area 9: Vacant

Area 10: Grace Cristo

Area 11: Don Ropp

We were pleased to announce the implementation of our Amberlea Website at our recent Annual Meeting. This March 2010 & the June 2010 issues will be the last issues mailed to you. Please familiarize yourself with the website for newsletter information prior to the issues after June 2010. Contact us if you have any problems during this transitional period. We hope you will find this change convenient, user friendly, and a better means of communicating your thoughts and constructive suggestions to your Board. We laud the efforts of Director Greta Develle in bringing this project to fruition. It will certainly be more cost efficient for our association.

amberleadunedinfl.com

If you logon to our homepage at the above website address, you will find a menu on the left hand side of the first page listing 7 (seven) categories from which to choose.

- 1. Home:** An open block for time sensitive updated bulletins as they may occur.
Opening comments about our subdivision and the surrounding area.
- 2. Board Members:** A listing of current Officers & Directors.
- 3. Documents:** Amberlea Deed Restrictions.
Articles of Incorporation (on file with the State of Florida).
A link to the City of Dunedin Water Restrictions.
How to join our Neighborhood Watch Program.
- 4. Telephone Numbers:** A listing of frequently used local telephone numbers to expedite street repairs, permitting, power outages, code enforcement, etc.
- 5. Home related Services:** A page where Amberlea residents may recommend vendors and/or home services by use of our contact feedback form.
See "Contact" item 7 below. This list will grow as we receive your input.
Amberlea HOA assumes no liability or responsibility for the performance of any vendor and/or home service business recommended by any resident/s.
- 6. Newsletter:** A listing of Amberlea Newsletters (current and last 4 issues).
- 7. Contact:** A feedback format for use by residents or people interested in Amberlea.
To avoid unwanted solicitation, this type of format is being used to protect the board from having telephone numbers & email addresses open to the public.
As an example, an interested buyer of a home for sale in Amberlea may find the website helpful in learning more about our community, deed restrictions, Association, etc. Only current residents with confirmed addresses on the submittal form will be given any pertinent and sensitive information.

Annual Meeting Agenda

Our Annual Meeting was held on Monday, January 25, 2010 at the Dunedin Community Center with approximately 35 people in attendance...15 of which were Officers, Directors and guest speakers. **Treasurer, Carl Bowles** was on hand to collect the annual dues of \$20.00 that were due January 31, 2010.

Old Business:

Neighborhood Watch Update

Amberlea Chairman of the Neighborhood Watch Committee, Shaine Harvester and Pinellas County Sheriff's Deputy Sherri Roberts gave an informative presentation of the Pinellas County Neighborhood Watch Program. The pamphlet given to each of us is reproduced on pages 5 & 6 of this newsletter for your personal convenience. If you have not yet done so, use it to enroll in this vital program providing many related services.

Deed Restriction Violations

Attorney John Freeborn informed us of the legalities of enforcing our deed restrictions. Deed restriction lawsuits, backed with adequate documentation, seem to be the norm in favoring homeowners associations in a court of law and our violation notices to homeowners in violation will be implemented to that end. Since deed restrictions are publicly recorded, attorney's fees and court costs become the burden of the violator. We do not wish to create the animosity deed restriction violations have produced in the local news media; but, we will not shrink from our obligations as Officers and Directors charged with enforcing our deed restrictions. In the face of the habitual flaunting of these restrictions that are continuing after repeated appeals in our newsletters, we have no choice but to pursue our legal options. On a positive note, our friendly efforts to date have resulted in a decrease to 7 (down from 18-20) "parking on the grass adjacent to driveways" and "visible boats from the street" violations. Perhaps these remaining 7 will take heed and respect the wishes of the majority of their neighbors. Be assured, your Board of volunteers has more important issues to address for our association than knocking on doors and pursuing this continuing problem at each board meeting.

Amberlea Side Entrance Walls

Dave Dunlap suggested we consider including the beautification and maintenance of the existing masonry and stucco sidewalls immediately North of the entrance island while developing our plans for the complete renovation of the front entrance. This would add to the enhancement of our entrance and the majority present considered it a worthwhile idea to pursue, especially if the adjacent hardware and auto parts businesses were participants. How far East & West from Sunlight Way our efforts should cover was not resolved.

Amberlea Garage Sale

Due to a lack of response from interested parties, the annual garage sale is no longer sponsored by the Amberlea Homeowners' Association.

Amberlea Website

As new residents of Amberlea at last year's Annual Meeting **Greta and BJ Develle** came to me after the meeting and asked what they could do to be active participants in our association. Since that time they have both become active Board Directors and Greta has taken on the role of being our liaison with **ADSHARP DESIGN of Dunedin** in creating our Amberlea website. She will continue this effort by monitoring your submittals from the Contact Feedback Form area found on our homepage. She and BJ demonstrated the use of the website (**amberleadunedinfl.com**) to the audience as outlined on page 1 of this newsletter and we believe everyone could instantly see the future long range value of this undertaking at relative minor costs compared to our longstanding method of hard copy mailers. **Thanks again, Greta and BJ, for a job well done.**

New Business:

Entrance Update

Dunedin Commissioner Julie Scales, City Engineer Tom Burke, and Transportation & Traffic Engineer Joan Rice were present to speak to us regarding our front entranceway. **Commissioner Scales** explained the Dunedin application process and September budget submittal for a **City of Dunedin Neighborhood Enhancement Program Grant**. This matching funds grant will enable us to erect new and updated entrance identity signage with lighting and total median landscaping featuring new irrigation. Our previous termite ridden entrance signage and landscaping has been compromised with age and patched up maintenance over the years. The planning and restructuring of the anticipated street modifications over the past few years has provided us with the opportunity to conserve our maintenance funds by doing the work ourselves. These funds now allow us to create an attractive modern and more durable (less maintenance) identity feature we can all be proud of without the need for additional assessments to our treasury. We were presented with a preliminary design which was well received and your Board will complete the design and begin the application process to obtain this grant. Anyone willing to give of their time and/or "in kind" contributions (professional services, material donations, etc.) should contact the Board as soon as possible. All physical labor utilized for planting, painting, digging trenches for irrigation, etc. will be calculated at the rate of \$15.00 per hour per person and be considered part of our own matching funds. Let's all join in and make this a "hands-on" neighborhood project we can share with one another and celebrate with a backyard picnic upon our successful completion.

New Goals For 2010

As I outlined in the December Newsletter, I wanted everyone to think of goals which would enable us to improve our neighborhood; and, specifically, to find a means to better inform all residents of issues pertaining to Amberlea. In response to my own request, I offered the following as an idea to consider for discussion. With each new family moving into Amberlea, a "welcome wagon" type of approach to introduce new residents to Amberlea is now in place. **Lynn Wargo, Director of the Dunedin Chamber of Commerce** has provided us with 12 tangible informational items to include in a "gift basket" presentation to supplement whatever our association may wish to do. We will

include our website address, a copy of the Deed Restrictions, a current newsletter, and other information regarding association procedures, etc. This should lead to better communication and understanding between all Amberlea residents and help create a better sense of community spirit and a willingness to actively participate in our common efforts. Please inform us of any new families in our subdivision. We welcome any and all suggestions to gain input from a majority of residents. Make your opinion count.

Election of Officers and Directors

There being no changes to our current Board it was voted on and unanimously passed to retain the current Board as listed at the beginning of this newsletter.

Since we currently have three vacant seats on the Board of Directors, we are in need of interested homeowners willing to express their views and ideas. We meet approximately four times a year in addition to the Annual Meeting during the early evenings for about two hours. Please consider the importance and worthiness of your contribution when volunteering as a Director and join us in sharing a sense of civic responsibility to make Amberlea a better place to live.

Future Board Meeting

A tentative date for our next Board meeting is scheduled for April, 2010. The time, place and date will be announced at a later date. All interested parties not on the Board are invited to attend with prior notification so we can provide an appropriate meeting place.

I wish to express my deep gratitude to all of my fellow Board members during my first year as your President. With their selfless assistance, my role is no longer as intimidating as I thought it would be. I am actually looking forward to serving another term and believe 2010 will be better and more organized now that my feet are thoroughly wet. The job is less difficult with all of you sharing the load. My strongest wish is to find a few more dedicated Board members. They are out there...we just have to find them.

Thank you for your confidence,

Ken Rejko
President-Amberlea Homeowners' Association
(727) 734-0024 amberleadunedinfl.com

Neighborhood Watch Directory
CITY OF DUNEDIN
JIM COATS SHERIFF

PINELLAS COUNTY SHERIFF'S OFFICE	582-6200
CRIME IN PROGRESS	9-1-1
NON-EMERGENCY	582-6177

INTRODUCING NEIGHBORHOOD WATCH

Welcome to the Pinellas County Sheriff's Office Neighborhood Watch program. You are now part of the fastest growing crime prevention program in the United States. This program is promoted by the Pinellas County Sheriffs Office and focuses on the concept of "neighbors helping neighbors". The directory you have received is to assist you in the event of an emergency and to introduce you to the wide range of services available to you through your Neighborhood Watch program. Every neighbor is considered to be a member of your community's Neighborhood Watch.

The Pinellas County Sheriff's Office provides several FREE services and programs through Neighborhood Watch including:

- Sheriff's Watch
- Residential Security Survey
- Speaker Forum
- Vial of Life Program
- Vacation House Checks

Contact our Crime Prevention Unit for more information.

NEIGHBORHOOD WATCH COMMITTEE

Chairperson:

- Supervises all steps of the Neighborhood Watch program.
- Maintains liaison with the Crime Prevention Unit.
- Arranges for one annual neighborhood program per year.
- Conducts two Committee meetings per year.

Co-Chairperson:

- Assist the Chairperson.
- Assumes the duties of the Chairperson in the event of absence or resignation.

Communications Leader:

- Maintains the telephone alert system.
- Conducts monthly telephone alert tests.
- Reports monthly alert results to the Crime Prevention Unit.

Committee Assistants
Crime Prevention Services

Sheriff’s Watch Information System:

This system provides fast and efficient communication with the citizens of Pinellas County for localized emergencies, crime information, lost children alerts, and Neighborhood Watch notifications.

Residential Security Surveys: This is a free service provided by your Crime Prevention Practitioner to point out the weakest points of entry to your home. Your Practitioner will assess your lighting, locks, and landscaping then make recommendations on how to better secure your residence.

Vial of Life Program: The “Vial of Life” is a medicine vial which contains important medical information about you and your family. This information will be used in the event that you are unable to communicate with emergency personnel.

Vacation House Checks: Notify our Communications Section at 582-6177 several days prior to leaving for vacation and our Deputies will check on you home while you are away at no charge to you.

RUOK?: This is a free program designed to benefit anyone who has the need to be contacted on a daily basis to assure their well-being. Members are contacted Monday through Friday between 8:00am and 9:00am.

Pinellas County Sheriff’s Office Web Site

[Http://www.pcsoweb.com](http://www.pcsoweb.com): This allows citizens to access information regarding crime statistics, sexual predators, news releases, active calls, and other useful information.

Emergency	9-1-1
Communications	582-6177
Administration	582-6200
Project Lifesaver	582-6806
“SHARP”	582-2870
Crime Prevention Section	582-5600
Crime Prevention Section FAX	582-5610
Unit Clerk, June Zitzmann	582-5661
Sergeant Stacey Barrentine	582-2992
South County	
Dep. Tom Kelly	582-5614
Dep. Edith Darling	582-6485
North County	
Dep. Sherri Roberts Sq. 7	582-6984
sroberts@pcsonet.com	
Dep. Chuck Skipper Sq. 8	582-6960
cskipper@pcsonet.com	