

THE EAGLE

NEWSLETTER



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Annual HOA Dues

**Annual assessment payments for
Eagle Lake East and Eagle Lake North
homeowners are due on Jan 1, 2013.**

The annual assessment (which is \$180 per lot for 2013) pays for improvements, lights, signs, common area maintenance and Association operating expenses like legal costs, electricity and insurance.

Please pay your assessment promptly. Not doing so places an unfair burden on other homeowners and forces the Association to pursue collections. This in turn drains funds from more productive uses, like neighborhood improvements. You can help avoid this simply by paying by the due date.

If you have not received an assessment notice yet, please contact SCPM at
(321) 757-9609.

2013 Budget

The HOA budget for 2013 was passed at the annual Budget Meeting on Monday, November 5, 2012. Please see page 2 for more budget information.

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Go Paperless

Would you like to receive this newsletter by email? It is a useful options for out-of-town homeowners, renters and others.

Drop an email to
[webmaster@eaglelakeeast
hoa.com](mailto:webmaster@eaglelakeeasthoa.com) with your first
and last name, house
number and street, and
whether you own or rent.

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2013 Budget Summary

Expenses for Jan-Dec 2013	
Item Description	Annual Cost
Lawn Services for Common Property (approx. 3 acres of common property)	15,600
Common Property Maintenance (Fences, lights, signs and landscaping)	2,700
Irrigation Maintenance	1,500
Pond Maintenance (Monthly inspection, fish and periodic treatment)	4,572
Storage	1,120
Power	760
Annual Corporate Filing	70
Property, Liability, and D&O Insurance	7,000
Legal	2,210
Taxes	350
Website	65

Community Garage Sale (Ad + Signs)	200
Newsletter -Full Color (3x per year)	2,030
Election & Assessments	2,460
Management Company	12,600
Liens, Assessments and Violations	3,600
Violation Enforcement (Letters)	1,050
Improvement Projects	4,393
Total Expenses	\$62,280

Revenue for Jan-Dec 2013	
Item Description	Annual Revenue
Annual Assessment Income Based on dues of \$180 per year for 346 lots	62,280
Total Revenue	\$62,280

Important Dates for 2013

Annual Membership Meeting
May 6, 2013, location to be announced.

Schedule of Board Meetings for 2013
Jan 14, Feb 25, May 6 (with Annual meeting), July 15, Sept 23, and Nov 4 (budget meeting), all locations to be announced. Watch for signs.

Architectural Review Committee

Wednesday of the week prior to Board Meetings, or as posted - watch for signs.

Violations Committee

Held as needed - watch for signs or letter.

Neighborhood Watch

New leaders needed.
Watch for signs as meetings are scheduled.

Community notes...

Common property

Phase 2 of effort to reclaim the overgrown area on Benton (near Largo) is nearly complete. The plan is to keep it open and usable with regular maintenance. Special thanks to the neighbors who kept an eye on the recent work.

Clean feet

Unless your dog can pick up after itself, please be responsible and clean up after him (or her).



Trash pickup days

Our local trash pickup days are:

- Monday - Garbage and yard waste (including "real" Christmas trees)
- Wednesday - Recyclables
- Thursday - Garbage

If you need to dispose of large items like furniture, call Waste Management at **953-6302** to schedule a pickup.

Basic pond care

You can help the ponds stay clean by keeping lawn clippings out of them.



Also, please chip in to keep trash out of the ponds and remove floating debris when you see it. Trash removal is not one of the pond company's responsibilities.

Winter watering

With the change in the clocks, the St. Johns Water District has put a different watering schedule in effect. We can now water one day per week, before 10am or after 4pm: odd-numbered addresses on Saturday, even-numbered addresses on Sunday. For more info: <http://floridaswater.com/wateringrestrictions>

Lights out

If the streetlight near your house isn't working, you can report it on the FPL website:

http://www.fpl.com/customer/report/streetlight_single.shtml.

You will need the street address and pole number.

For hazardous conditions, please call FPL at **1-800-468-8243**.

It's for the birds

Sand hill cranes, bald eagles and wood storks have been seen in the neighborhood. Some of these species are protected, so do not feed the birds or disturb them, and keep your dogs away.



Happy Holidays

Enjoy the holidays! When they are over, you can dispose of "real" Christmas trees by placing them curbside on a regular yard trash day (Monday). Also, please remove outdoor lights and decorations by January 31st.



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News for Eagle Lake East and Eagle Lake North
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