



Happy February! The first month of the new year seemed to bring with it some cooler weather! It was nice to be able to open the doors/windows without the air kicking on...(but only for a bit!) Most of us in Florida are usually here for the warmer weather, so we can only take the cooler spells in short spurts before needing the fireplaces, heaters and fur coats!

There are several topics that we'd like to bring to your attention as we strive to make communication between Ameritech, the Board & the Community easier for everyone.

- Please direct **any/all concerns to Ameritech** & they will proceed accordingly. You can find their number on the website.
- IF you have an email address that we can use please send it to Ameritech, with a note giving them consent to use it as another form of communication with you. In today's busy world, we have found that many prefer email over snail mail. However, rest assured, if you do not have an email address, we will still correspond with you by address/phone!
- Please make sure that Ameritech has your correct address/addresses on file where you can be reached. Please **DO NOT assume** that Ameritech has your correct address on file, we have found several units have made address/owner changes over the years but they have not been updated with the Management Company.
- Also, please alert Ameritech as to which address you want your mail to be sent. It is Ameritech's responsibility to send out mail to your address on file, **but it is your responsibility to make sure they have the correct address.**
- Please provide an **emergency contact** to Ameritech. **Did you know that your documents (13.3 Enforcement of Maintenance) say that if in the event of a maintenance emergency that might cause damage to another unit (for instance a leak) if we cannot get ahold of you, the board has the right to enter such unit to repair the problem and then bill you for the repairs?** So Please provide an emergency contact & perhaps even give a key to a trusted friend in the area in case such an unfortunate event should ever occur.
- As a friendly reminder, each month at the bottom of the newsletter we will try to provide a snippet from our Docs & Bylaws as we understand that sometimes over the years things can be inadvertently overlooked or forgotten.

We had over 20 owners represented at our meeting on January 31st! How amazing is that!!



We are planning a "**Meet & Greet**" on **Saturday February 11th @ 9:30-11:00 @ the Pool area.** Coffee & Donuts will be provided. Come out and chat with neighbors, both old and new!

The first set of roofs should be completed this week! Thank you to those of you who may have been slightly inconvenienced through this process! We expect the roofs on the 3 story building to be started the week following.

With the weather starting to finally come back around, we enjoy seeing the pool area being used again! We have inspected the pool chairs and understand some need to be replaced and/or repaired. Please know that we are working on doing so, but also please understand that as you should know, this year we are pinching pennies to just stay "a float" so we are doing the best we can @ making sure chairs are safe & available for everyone with whatever small means we may have.

We hope that you have a healthy, happy February filled with joy & peace!



Docs & Bylaws Snippet for this month:

Article 18:12 Under the heading OCCUPANTS, reads, "No apartment (Unit) shall be permanently occupied by more than (2) persons for each bedroom in the apartment. Occupants of the apartments must be owners, or relatives of owners, or guests of owners, or APPROVED tenants. Guests of owners may not occupy the apartments for more than two (2)weeks per calendar year without first obtaining approval of the Board of Directors of the Association, as if a tenant under the provisions of this Declaration. In other words, Anyone (other than the owner) who is staying in the unit for more than two weeks, Must first have an approval letter on file with Ameritech. They may have an ADA dog, but the appropriate papers must be filed with Ameritech as well.

