

## WHAT'S HAPPENING IN OUR COMMUNITY?

There's a lot of new information this month so please read on...



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*"IN THE END, IT'S NOT  
THE YEARS IN YOUR  
LIFE THAT COUNT. IT'S  
THE LIFE IN YOUR  
YEARS."*

*-ABRAHAM LINCOLN*

## YOUR MAY NEWSLETTER

With fingers crossed, the Coronavirus may be on its way out. The state is in the stages of finally opening up and we have been conducting community business in spite of the quarantine. Through “Zoom” online meetings we have been able to meet and do our best to continue to solve problems that we have at Cloverplace. Read on to find out what we’ve been doing.



## MAY ACTIVITIES

### Sinkhole remediation (ALMOST) complete

The reason is because in order to close out the contract with EarthTech, two additional homes need to be worked on. Once these two are done, we can shop for lower insurance rates for the community which would lower our overall operating expenses. With that said, the board, management and our sinkhole attorney are continuing to make sure they fix any problems they caused.

## NEW WELCOME PACKET

The board has put together a new tenant and homeowner welcome packet. It consists of a welcome letter, a sign off sheet with information on websites and basic information. It also includes a summary sheet of responsibilities they are required to adhere to, who to contact and information about our monthly maintenance fees and where to send it, as well as water restrictions, pool key information, our rules and regulations and a copy of our latest amendments.

This will eventually be sent to every homeowner so that everyone knows their responsibilities while living here.



Dear New Homeowner:

Welcome to our neighborhood. Over the coming months we look forward to meeting you. We'd like to extend an invitation to you to attend our community events, meetings and social gatherings.

It would be helpful if you would be willing to provide your contact information. Sometimes we cannot reach our new residents to inform them of a special announcement, like water shut offs, etc., especially if they are leasing from an out of town owner or corporation. Please provide our Management Company or a board member your name, address, phone and email address and we will include you on all our mailing and email lists.

All COA members-owners and renters must comply with the COA rules and regulations included in your packet. They are reasonable rules to protect property values, preserve the nature of our community and make life more enjoyable for everyone. The Condominium association has the legal authority to enforce all rules. We do this consistently.

Renters are entitled to all the privileges of a COA community, except voting. Therefore, if you would like to volunteer for a committee we look forward to having you participate.

Please take a few minutes to look over the information in this packet. The websites provide ready answers to most of the questions homeowners/residents have.

Again, welcome to Cloverplace

Sincerely,

Cloverplace Condominium Association Board

Sign, Date and Return the following two documents to: [info@associationdatamanagement.com](mailto:info@associationdatamanagement.com)

Page 2 – Association Sign Off sheet for Address and Purpose.

Page 3 – Rules Summarized

# IT'S HOT!!! WHERE'S THE POOL?

Yes, it is HOT! In the latest board meeting a discussion and a vote has been made to fix the pool deck. The holes that were put in the deck due to the sinkhole repairs are going to get fixed!

From This

.....

Back to This



Two members of the board wanted to completely fix the pool and deck now, but was out voted by other board members. Eventually the entire pool will get a makeover but for now it has been decided to get the pool working and available as soon as possible. We are aware that the interior of the pool also needs work, but it has been decided to wait for that to be done in the cold months when no one is using it. We are also working on getting the camera and swipe card entrance back up and running so we can stop the pool vandalism like what we had happen last year. We are looking at having it ready by sometime in July.



## CORONAVIRUS AND BOD MEETINGS

We continue to have our monthly Board meetings the third Thursday of every month by using the internet meeting tool called “Zoom”.



The meeting time has been changed to 5:00 pm but everyone is invited to join. To receive notice check out <https://cloverplace.org> and Facebook. Notices will be placed there. To attend please login to <https://cloverplace.myhoast.com> and view the most recent “Notice” as you log on for instructions on how to attend.

Once the state has given permission for all of us to go back to normal, we can resume our face to face meetings. But for now this has been working great!

## WHAT'S NEXT?

The next step in the process of the ending of the sinkhole remediation is to have EarthTech finish up with the repairs of our concrete and landscaping.



A punch list has been submitted to them that lists all of the damage report complaints everyone has filed with the board. As soon as they have gone through this list, we'll sign off on everything and the sinkhole repairs will be in the past. This will be a great day for our home values and

peace of mind. Thank you everyone for your understanding and patience this past year.

## MAILBOX PROBLEMS

Another broken mailbox! This time at the corner of Cloverplace and Petrea. If you know of anything about this incident, please contact a board member. These mailboxes and poles are expensive so if you know who may be destroying them please let someone know. Also, if you have a mailbox that needs to be replaced, please contact Maureen Glynn at [bowaggee@aol.com](mailto:bowaggee@aol.com).



## BOARD MEMBERS/MANAGEMENT COMPANY

### **BOARD OF DIRECTORS**

**President: Diane Trepany**  
**Vice President: Michael Neff**  
**Treasurer: Dianne Sullivan**  
**Secretary: Maureen Glynn**  
**Director: Carol Gore**

### ***Our Management Company***

Association Data Management

A.K.A. Frankly Coastal Property Management, LLC

**Frank Parrish**

1400 Lake Tarpon Avenue

Tarpon Springs, FL 34689

P: +1 (727) 799-0031

[info@associationdatamanagement.com](mailto:info@associationdatamanagement.com)

# MEETINGS SCHEDULE

Cloverplace Board Member Meetings open to all!

Meeting Schedule for 2020.

June 18, 2020	BOD Meeting
July 16, 2020	BOD Meeting
August 20, 2020	BOD Meeting
September 17, 2020	BOD Meeting
October 15, 2020	BOD Meeting
November 19, 2020	Annual Budget / Board Meeting
December 17, 2020	BOD Meeting

**Note:** Due to the Coronavirus we are having conference call computer and phone in board meetings rather than physical attendance meetings until things are back to normal. We are using online Zoom.com meetings where homeowners will call or login to a certain conference call phone number to be part of a meeting. Check <https://cloverplace.myhoast.com> under "Notices" for information as to when and where to login.

“Rules help us  
live our lives  
when we lose the  
will to do it on  
our own”

— Yvonne  
Woon, Dead  
Beautiful

## COMMUNITY RULES

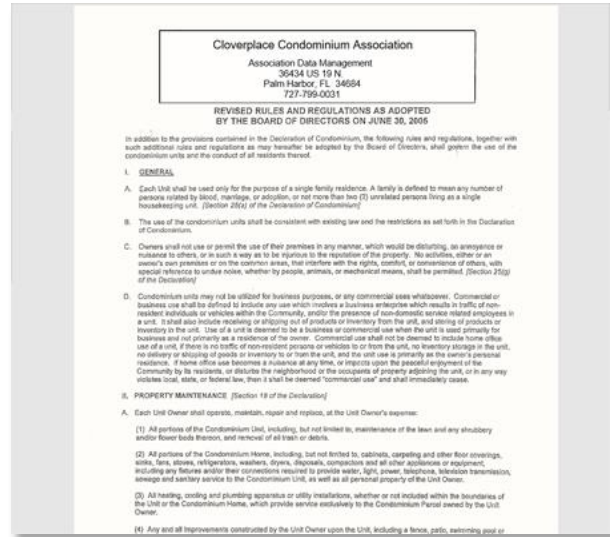
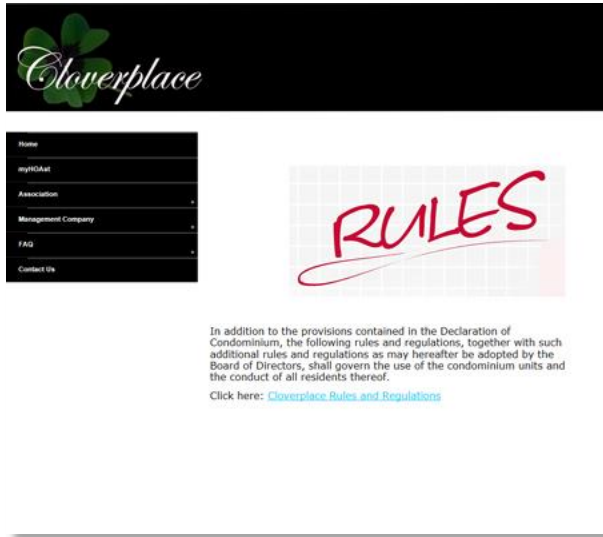
We have community rules that help us be good neighbors. Here are a few to always keep in mind.

1. **Don't park on the grass**, there are pipes under there and they could break under the weight of a vehicle.
2. **Don't leave any type of large items curb side**: tables, beds, chairs, appliances at curb side for the garbage men to pick up. They won't. If you need something hauled away, post it on “free, curb side” on Craig's list or you can call Junk Removal Joe at 727-599-1522 or anyone else of your choice.
3. **Garbage** can only be put to the curb after 4 pm the day before pick up, which is Tuesdays and Fridays. Remember to put cans away the by the next morning. If you have large items contact the waste company 727-572-6800 they will pick it up for a small fee at homeowner's expense.
4. **Please clean up after your pet**. Don't let your dog use your neighbor's yard as their bathroom. If they do please get a bag and clean it up. Pet waste stations are located all around the neighborhood for that use. Also remember Pets need to be on leashes.
5. **DO NOT ALTER THE LOOK OF YOUR HOME**: You cannot change the colors, roof materials, fences, doors or lights. These are in our docs. If you are wanting a change, please contact a board member for approval.
6. **Need a new roof?** If you need a new roof please speak with your adjoining home owner. Both sides of the unit must get the roof at the same time. No half roofs allowed.
7. **All pool rules** must be followed for all our safety.
8. **LANDLORDS AND RENTERS** – You must be registered with the board so we know who is in our community. Applications must be submitted and approved prior to selling or renting your homes. Not doing so can result in financial consequences. Interviews must be set up with the board to meet and present them with rules and regulations to get approval. Also, REGISTER YOUR PETS!
9. **Speeders on Phlox Drive**: It has been brought to our attention that there are few residents that have been speeding on this road. The speed limit is posted in the community and is 15 mpr. Violators will be notified. Because of this speed bumps are being installed.

# CONDOMINIUM DOCUMENTS

## RULES AND REGULATIONS

For documentation that you should be aware of while living at Cloverplace you can review our Condominium Documents at <http://cloverplace.org/condodocs.html> click on “Cloverplace Condominium Documents” link in the content. To view our updated rules and regulations go here: <http://cloverplace.org/rules.html> click on “Rules and Regulations” link in the content.



[Cloverplace.myHoast.com](http://Cloverplace.myHoast.com)

For more updated news, contracts, documents, go to <http://cloverplace.myhoast.com> for updated information. As we receive the news, we will post it there for homeowners only. Sorry but renters will not get access to this site.

