

Around the Neighborhood . . .

Over the past year, we've experienced some progress in certain areas as well as discovered some improvement opportunities for the coming year.

The number of owners in arrears on their dues has diminished, thanks to a more aggressive approach by the Board. We've been working to ensure that all of us pay our fair share to maintain the common areas & pay our bills.

The hard work of many of our owners has really "dressed up" our neighborhood & brought properties into compliance with our Covenants & Restrictions. But diligence is the key in keeping our property values high, so hopefully everyone will continue to cooperate with our ARC representatives in correcting any violations in a timely manner.

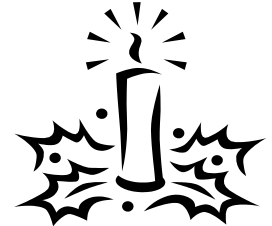
Several of the Board members have participated in trainings & workshops designed to acquaint us with additional tools to better serve our members, & the entire Board will soon be in compliance with new state of Florida requirements for HOA Board members.

As for improvement opportunities for the coming year, we are constantly searching for new & better ways to serve you, our owners & neighbors. Currently on the January meeting agenda is a discussion re: the use of pavers in our community. Also, at the annual meeting in November, a suggestion was made to host a welcome meeting with new owners & renters so that they understand their privileges & responsibilities as members of our community. We'll keep you posted on the outcome & implementation of these agenda items.

The end of the year is fast approaching & the new SLA Board for 2014 has been determined by annual election. Board responsibilities for members will be determined at the next Board meeting scheduled for January 21, 2014. See p. 2 for contact information.

The newly-elected members of the SLA Board look forward to serving you for the coming year, & we wish everyone a very Merry Christmas & a prosperous New Year!

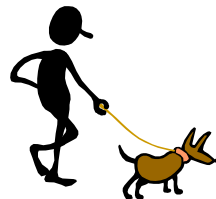
Jerry



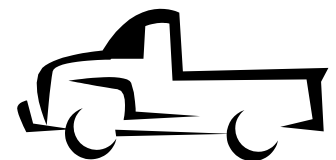
NEIGHBORLY

Selva Lakes is a pet-friendly neighborhood. Many residents regularly walk their dogs & enjoy "meet & greet" with other dog-walkers as much as their dogs do. At the 2013 annual meeting, an attendee asked that dog walkers remember to "scoop the poop" as a courtesy to the neighborhood, & because that task is environmentally friendly.

(Scooping is also required by city ordinance if owners are walking their dogs on the beach.)



Another resident asked that a reminder be made about short-term parking, particularly by maintenance workers. If a homeowner knows that his neighbors will be inconvenienced by workmen's trucks, it would be appreciated if people knew in advance. It would also be wise to tell the workmen where best to park, & find out how long they expect to be in the area. The same courtesy could be extended if there is going to be construction or de-construction noise for an extended period. Your neighbors will be happier & more forgiving, since "what goes around, comes around," as the guru says.



Selva Lakes HOA Board 2013

Jerry Walters	President	waltersj1941@gmail.com	246-3663-h 962-7480-c
Janet Allen	Vice President	janet.allen1007@att.com	635-6799
Sonny Hinchee	Landscape/Pool	sonnyhinchee@bellsouth.net	571-1769
Gabe Farra	Treasurer/Finance	gabe_farra@csx.com	241-1887
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Deb Hinchee	Secretary	hincheed@gmail.com	312-1184
Dana Carpenter			242-4765



to the subcontractors who do such excellent work for Selva Lakes.

Tony Paul & his landscaping crew Eakin & Sneed Legal Services

Kathy @ South Beach Tax & Financial

The Lake Doctors

Scott's Lawn Service

Crystal Clear Pools

ARC REQUIREMENTS

The Selva Lakes Homeowners' Association attorney urges all homeowners to pay special attention to the requirement concerning Architectural Review committee (ARC) approval.

Prior to doing any exterior work on one's home, a homeowner should have an Architectural Review form completed & approved.

This includes painting, roofing, garage door replacement, & fencing. Paperwork upfront saves us all time & money. Contact a board member or go online at <http://sites.google.com>

The Selva Lakes Homeowners' Association is concerned with preserving & maintaining the quality of life in the Selva Lakes community. Our neighborhood is a source of pride for our homeowners, & has been & will continue to be a valuable financial asset as well.

The association's board provides oversight for the maintenance of the codes & restrictions agreed to by homeowners, & cooperates with the city of Atlantic Beach in matters pertaining to the neighborhood.

The Selva Lakes Homeowners' Association collects quarterly dues from homeowners through South Beach Tax & Financial Services. The association's legal adviser is Teresa Ellis.

The quarterly newsletter is mailed with the homeowner's dues statement.

Contact Jerry Walters or Janet Allen for a copy of the covenants & restrictions that govern the homeowners' association.

We're on the Internet!

<http://sites.google.com/site/selvalakes>

E-mail Laura Young with information for the newsletter.

laura1944@comcast.net