

The Woodsette

AUGUST 2013

The Woods Community Newsletter

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ENTRY GATES

ATLANTIC	(904) 221-3111
HODGES	(904) 221-2435

THE WOODS OFFICE

PHONE - line 1	(904) 221-3722
PHONE - line 2	(904) 221-3723
FAX	(904) 221-0833

OFFICE HOURS

MONDAY	9:00 am - 1:00 pm
TUESDAY	2:00 pm - 6:00 pm
WEDNESDAY	2:00 pm - 6:00 pm
THURSDAY	9:00 am - 1:00 pm
FRIDAY	9:00 am - 1:00 pm

MARSH LANDING MGMT. CO.

PHONE	(904) 273-3033
FAX	(904) 273-0933

COVENANT ENFORCEMENT COMMITTEE

Recently, the State of Florida passed legislation empowering community associations to assess fines for residents who are cited for violations of covenant restrictions in the community in which they reside. As a result, the Woods Board of Directors set up the "Covenant Enforcement Committee." This committee does not set out to find "violators" of the covenants, but rather, serves as the committee to decide whether or not to fine those who are cited by the property management with such violations. We do not wish to assess fines but only to protect property values for all our residents.

If you have been cited for a violation, we urge you to respond to the initial notice. In many cases there is a reasonable explanation for the violation. All it often requires is informing management of that reason or of the steps you plan to take to comply. After the homeowner has been informed of the violation for a second time with no response to the management office and no compliance with the issue, the case is scheduled for hearing by the CEC to determine whether or not to impose a fine. If the homeowner does not attend the hearing to explain the violation, the committee has no choice but to assess the fine.

The committee is composed of reasonable members, all of whom reside in the community. We will be attentive to the voice of the homeowner and only wish to resolve the situation for the benefit of all. All homeowners are invited to attend a hearing and see how the committee functions. We function as a safeguard for the homeowners to mediate with management and to maintain property values for everyone.

GARDENING TIPS FOR AUGUST

August brings a whole new set of challenges for us here in The Woods. Plenty of lawn "critters" who would like nothing more than to feast on your lawn: sod worms and army worms can cause considerable damage to Bermuda and St. Augustine grass. They're easy enough to spot—just look for areas in your yard that appear to be mowed to close to the earth. If you see this, get to Lowe's or Home Depot and pick up some insecticide. Also mole crickets and chinch bugs will prey on your grass. These require their own type of insecticides.

What to plant this month?? Go ahead and start your fall vegetable gardens but do it in early August: beans, broccoli, tomatoes, cucumbers, watermelon, and eggplant will all do well.

As to flowering plants—best items this month are salvia and coleus. There are some beautiful red, white, and purple salvia plants at the local nurseries right now.

IMPORTANT EMAIL/WEBSITES

EMAIL The Woods	thewoodscommunit@bellsouth.net
CLASSIFIED ADS The Woodsette	TheWoodsette@yahoo.com
WEBSITE The Woods	www.thewoodscommunity.com
WEBSITE Marsh Landing	www.marshlandingmanagement.com

RESIDENT DIRECTORIES

The Woods Resident Directories for 2013-14 have been printed and distributed to all residents who submitted their information (name, address, phone, and email). For residents who did not submit information, you may still purchase a directory for \$5.00 at the Woods Office. A limited number of copies are available on a first-come, first-served basis.



Duval County's public schools open for students on August 19. Please keep an eye out for children as they walk to and from their bus stops and be sure to obey the posted 25 mph speed limit. Always remember to stop for school buses and at stop signs while driving in our community. Be safe!

W.O.W.

The wonderful **Women of The Woods** is preparing for an exciting opening of the 2013-2014 year. We'd love to expand our membership and include many of our neighbors who may not have participated in W.O.W. lately or ever before. **You are WELCOME to attend**, and we are eager to include you in this year's many activities. Qualifications:

- 1) You live in The Woods,
- 2) You are a Woman,
- 3) You are Wonderful! :)

W.O.W. meets on the **third Thursday of each month** in The Woods Clubhouse at 7pm. Annual dues are \$15/person, payable by check or cash.

Our **first meeting (September 19th)** kicks off with an **Italian night dinner** (a repeat performance of last year's wildly popular Italian night) provided by the W.O.W. Board. Yummy! We will have introductions all around and discuss the kinds of activities you want during W.O.W. meetings throughout the year. We're having a **Bring-a-Buddy drawing**, too. If you are a member or sign up to be a member and you bring a buddy on Sept. 19, you and your buddy will each receive a ticket for the drawing for great prizes. We will also have a box for collection of **school supplies** for the needy. If you have paper, pencils, pens, etc., please help us fill the box for children.

Then on **Thursday, October 17th**, W.O.W. will host a **Meet the Candidates** evening at 7pm. Residents who are running for a position on The Woods Board of Directors in the November 12th election will introduce themselves and share their expectations and goals. The community is invited to this important event as well. **(Wine and hors d'oeuvres to follow.)**

We are excited to come together again in September and hope you will join us as we plan our activities for the year! If you have any questions or need further information, please contact Jeannie Ballentine by phone: 992-3848 or email: ballent@aol.com.

IMPORTANT AUGUST EVENTS

EVENT	DATE	TIME	LOCATION
First day of school for students	Aug 19		
Covenant Enforcement Committee	Aug 15	7:00 pm	The Woods Clubhouse
Finance Committee	Aug 21	7:00 pm	The Woods Clubhouse
Architectural Review Committee	Aug 29	6:30 pm	The Woods Clubhouse
The Woods Board of Directors	Aug 29	7:00 pm	The Woods Clubhouse

FROM THE MANAGEMENT

We have noticed that several residents are storing their trash cans and recycling bins in visible locations. Unfortunately, this is not permitted. Please make sure the receptacles are stored in an area that is not visible from the street.

In addition, some residents may not be aware of City requirements regarding trash and lawn debris. Trash is collected on Wednesday and lawn debris on Thursday. These items should not be placed at the curb until 5:00pm the evening before. Unfortunately, many residents have received notices, and we want to make sure everyone is aware of the rules in order to avoid any future issues.

WOW SEMI-ANNUAL GARAGE SALE

Every fall, The Woods hosts a garage sale, and this year the event will be on the **third Saturday in October**. Sponsored by the Women of the Woods (W.O.W.), The Woods Garage Sale will be held on October 19th from 8 a.m. to 2 p.m. In case of rain, the garage sale will be rescheduled to the next day.



A \$5.00 cash registration fee will get your home's address included on a neighborhood map of participants with descriptions of your items for sale, a real bargain given all the benefits you receive in return. W.O.W. provides newspaper ads, posts signs around the boundaries of our neighborhood, supplies each registered household with an official Participant Packet, distributes yard sale participant lists to visitors the day of the event, and arranges for the pick-up of any gently used goods (no trash, please) after the sale by the Salvation Army. Use this opportunity to get rid of a lot of cool stuff you no longer need, but could bless someone else in his or her household.

Amazing publicity and the incredible turnout of previous years always make for hundreds of eager customers. You keep all the money you make. Your registration fee pays for the advertising, printing, and other costs associated with the event.

A word of caution: the start time is somewhat flexible. If the line becomes long and begins to cause traffic problems, customers may be admitted as early as 7 a.m. Woods residents have been known to begin their shopping even earlier. Also, if you decide to close up shop early or just have a few things around the house to give away, the Salvation Army will have a truck located at the Woods Clubhouse to accept these items throughout the day of the sale. The form and registration fee can be dropped off at either of the following locations:

The Woods Community Office OR to W.O.W. Garage Sale, c/o Jeannie Ballentine, 12875 Winged Elm Drive N.

This year, we are accepting cash only. If you have any questions, please call Jeannie at 992-3848. We look forward to a fun and profitable day for everyone who participates!

THE WOODS COMMUNITY GARAGE SALE—FALL 2013 REGISTRATION

NAME _____

ADDRESS _____

PHONE _____ EMAIL _____

TOP 5 ITEMS FOR SALE

MUST BE IN NO LATER THAN MONDAY, OCTOBER 14, 2013

THE HODGES WALL: UPDATE

Following is an update from the Board of Directors on the Hodges Perimeter Wall issues.

The Board originally contracted with a company called Artisan Precast to construct the wall along Hodges Boulevard. The company required that a 30% deposit to be paid up front in order to begin manufacturing of the product. This payment was paid in November of 2011. This is very standard procedure.

Artisan Precast had great references, no complaints with the Better Business Bureaus, and was licensed to do business in Florida. In discussions with the City of Jacksonville, it was determined that a general contractor would be required in order to get the permit from the City since the wall was to be placed on City property. Artisan Precast began looking into getting a general contractor. This went on for quite some time. In the meantime, the Woods Board hired Tom Jenks, PA to assist with creating a contract and dealing with Artisan Precast.

In February 2013 the Board was informed that Artisan Precast had filed for bankruptcy. The company lists less than \$5,000 in assets and one to ten million dollars in debt. We are one of more than 120 creditors.

One of the company officers with Artisan started a new company called Liberty, LLC. Liberty contacted the Board and stated they would like to finish the project for the Woods and that they would discount the contract in order for us to recoup our funds that we had put down as a deposit (\$105K) with Artisan Precast. The Board continued negotiations with Liberty, LLC for another four months, but since Liberty was unable to get a general contractor to sign a contract, the Board lost all faith and voted to accept the loss of the \$105K and begin a search for a new vendor to complete the project.

The Board is currently in the process of meeting with three different prospective vendors. The plan is to have our attorney look into each vendor's stability and history of reliability. A performance bond will be required. The Board has learned from this experience and will make every effort to ensure it is not repeated. Unfortunately even with due diligence one cannot foresee a company filing for bankruptcy.

WOODS BIBLE FELLOWSHIP

THE WOODS BIBLE FELLOWSHIP IS ON SUMMER HIATUS UNTIL SEPTEMBER. We will return on Tuesday, September 3rd at 6:30 pm. Come join us at the Woods Community Center! Share a cup of coffee and meet some friendly neighbors! We will be beginning a study on the book of Ephesians and how it relates to us today!

For more information call or email
Larry at: 382-4662 or WoodsBibleFellowship@gmail.com

CLASSIFIEDS

LOOKING FOR A FISHING BUDDY

RETIRE male Woods resident looking for a retired male resident to fish fresh/salt waters. Wife has a fit if I go by myself, so I need a fishing buddy to fish a couple days during the week (No weekends). I have a small boat w/equipment and all you need is an enjoyment of fishing fresh and salt waters. Will provide particulars if interested.

Contact: williamholt@yahoo.com

PARADISE GALLERIES COLLECTORS DOLLS

I have 10 Paradise Galleries Collectors dolls, prices vary from \$15—\$100. Call Kimberly at (904) 654-7540.

BABYSITTING SERVICES

Babysitter available. My name is Melanye and I am 15 years old. I have been certified through the Red Cross/CPR programs. Please call for further information at 220-5212.

PET WALKING/DOG SITTER

Discount available to residents. Over 10 years of experience. Contact Tonya at 476-7536. References available.

Ads will run for one month and **must be received by the 20th of each month** to be included in the subsequent month's publication. You must re-submit each month if you wish the ad to be re-run. Please be advised that it may be necessary to edit your wording in order to fit within the space available. Send the text for your ad to: TheWoodsette@yahoo.com

Advertising is free and reserved exclusively for Residents/Homeowners of The Woods.