

BOARD OF DIRECTORS' REPORT

Water Variance Granted

After weeks of gathering information, arranging a visitation to our community to study our unique irrigation configuration, and lots of communication with South Florida Water Management officials, Board member Hank Rosely was able to achieve what all thought was impossible--a water variance to enable us to water above the restrictions currently in place. Carleton Oaks has received a permit to water one additional day, Tuesdays, from midnight until 10 a.m. and from 4 p.m. until 11:59 p.m.

The additional time has been proportionately distributed to allow more time for watering the outside loop of our development since there are more zones that need to be attended. The added time is showing an effect: our lawns, trees and shrubs look significantly greener and healthier.

Thank you to Hank Rosely for a job well done.

Towing Signs to be Moved

Upon the recommendation of the ACC and to remain in compliance with county regulations, our towing signs will be removed from the gates, placed on metal poles, and stationed within five feet from the street. The law currently states that there must be signs at both the entrance and exits of the community.

Pre and Post-Hurricane Proposals Adopted by the Board

The Board has approved Professional Exterior Services to prepare our community in the event of a hurricane. Within 24 hours of a hurricane warning, Professional Exteriors will arrive to shut off the pool pump and irrigation system; tie wrap the front, pool, tennis and pedestrian gates; shutter the club house; remove the pool furniture and lower, roll, and tie wrap the wind screens on the tennis court fence. In addition, the cabana will be removed and stored away.

All street and traffic signs will be removed, the flag lowered and stored; benches chained and doggie litter cans removed. Professional Exterior will return post-hurricane to replace all furniture and restore the community to its prior condition with exception to the wind screens and cabana which will remain

stored until hurricane season is over.

The Board also adopted a proposal offered by Seacrest Services for post-hurricane clean-up in case we incur any damage. Costs will be determined at an hourly rate for the services of heavy equipment operators, laborers, and truck drivers. Seacrest has also placed Carleton Oaks on a priority list to serve this community before any other of Seacrest's clients that failed to sign an agreement. Keep your fingers crossed that Mother Nature will avoid us this year as she has done in the past two.

Posts are soon to be installed to enable the front gates to be tied back rather than having to remove them. These posts are rated for up to 200 mph winds.

Raised Sidewalks Ground

Sixteen sidewalks have been ground to prevent tripping accidents. As our oak trees grow, their roots begin to force up segments of the concrete. Each sidewalk can be ground down a few times before we will be required to raise the block, cut the roots of the tree, and relay a new segment of concrete.

Mailbox Bank To Be Fixed by June 17

An attempt to steal one of bank of mail boxes from the community occurred during the late hours of Thursday, June 12. The following actions were taken Friday, June 13: 1. A police report has been filed; 2. A request was made at the Sheriff's office to have police cruisers patrol the community during the evening and early morning hours. If suspicious behavior is observed, please call 911 immediately to report it.; 3. The manager at the post office in Riviera Beach has also been notified. The HOA does not own the boxes. They are the property of the Federal government (USPS); 4. Any mail in this bank of boxes has been removed to the post office in Riviera Beach. Residents can either appear at the post office with photo identification to obtain it or wait for regular delivery after repairs have been made. No delivery will be made at this box until a repair or replacement has occurred; 5. The postal manager at Riviera Beach says that repairs or replacement should occur by Tuesday, June 17 and normal delivery should resume.

Reminder of ACC Guidelines

ACC Approval Required for Any Changes to Exterior of Your Property

It has been observed that a number of residents have made changes to their landscaping by removing plants and adding different ones. In addition, some residents have placed lawn ornaments, bird houses and other hanging ornaments without the approval of the ACC in accordance with our covenants. Failure to comply with this rule may result in a fine being issued and a demand to remove the item or return the property to its prior condition. If you are unfamiliar with the rules, a synopsis is written below. However, you can read the entire Declaration of Covenants, Conditions and Restrictions for Carleton Oaks on our website.

“All requests for changes to the exterior grounds must be approved by the ACC prior to the commencement of work. Exterior changes include, but are not limited to, installation of pools, enclosures, fences and plantings, as well as placement of outdoor statuary, decorations, and removal of existing plantings. ACC approval is not needed for replacement of exterior plantings if the new plantings are the same kind as those being removed and they are placed in the same location. (This rule applies most often when dead or dying plantings need replacement.) ACC approval is not needed for interior alterations.” (Covenants, Conditions and Restrictions – Article XI.)

To apply to the ACC, you must submit a completed Architectural Change Form to them in triplicate. You can print a copy from our website or you can call Seacrest Services and they will send you a



copy. Directions are on the form. The ACC meets publicly in the club house on the first Wednesday of every month at 6 p.m. to review applications and discuss other business.

Sixteen New Palm Trees Planted in Our Community

Sanctuary Gardens has planted replacement palm trees within the past two weeks. Any owner who has received a new tree to replace must hand

water with a good soaking every day for at least thirty days after planting. That leaves about two weeks remaining. Failure to water will result in a voiding of the warranty on the tree. A special thank you must be given to Marshall Harris who has taken the responsibility to water the trees for two owners who are snowbirds. In addition, some of our residents may have seen Mr. Harris hand carrying buckets of water for the palms on our common property at the entrance to

the community. Thank you, Marshall! If you can, be a good neighbor and water the palms next door if you have a snowbird who is not present and unable to do the task himself.

Oak and Palm Tree Trimming to Occur in Late June

Our community was scheduled to have its trees trimmed in the third week of June. However, we have been notified that due to weather delays Joe Hanley's Tree Trimming Service will begin here in the last week of June.

UPCOMING MEETINGS

Architectural Control Committee (ACC)	Architectural Control Committee (ACC)
July 2- 6 p.m.	August 6 - 6 p.m.
Carleton Oaks Clubhouse	Carleton Oaks Clubhouse
Board of Directors' Meeting	Board of Directors' Meeting
July 10 - 7:00 p.m.	August 14 - 7:00 p.m.
Carleton Oaks Clubhouse	Carleton Oaks Clubhouse

www.CARLETONOAKS.org

Remember most information and forms (i.e. Architectural Change Form, Application for Purchase, etc.) can be found online at the Carleton Oaks' Web site at www.carletonoaks.org.

Please contact Rebecca Seelig at 630-7016 or email her at rebecca.seelig@gmail.com if you would like to add a story or tid-bit to the next newsletter. Also contact Rebecca if you would like to list any items you might have for sale i.e. furniture, jewelry, collectables, etc., in the next issue of the Carleton Clarion.