

**Greetings from Grenelefe!** Summer 2020

We have started the summer off with a couple of rain storms over the past few weeks and that is good because the month of May was very dry. Everything is greening up nicely and we have started doing plant installs. We plant during the month of June because it is the rainy season and it allows the plants to establish their root systems and gives them the best opportunity to grow. Any other time of the year would involve using irrigation to establish the new plants and that does not work due to dry conditions, interruptions in water supply from the utility company and water use restrictions. Ultimately, the decision for installing and removing plants lies with the association management.

That being said, we do consider owner feedback and suggestions when compiling our annual list for installs. For future reference, if you would like us to take a look at the landscaping at your building, the cutoff date for install requests is May 25th. Any new requests for installs this year will be collected via work orders and then printed and done next summer (June 2021). It is important that any install requests come through the association office so that a work order gets generated. I cannot tell you how many times I have had owners tell me, "I told the guy who was cutting the lawn," or "I spoke with the guy fixing the sprinklers." The landscaping staff is very busy and their minds are focused on their duties, so they are not likely to remember your requests. I myself have had discussions with owners when I am out inspecting buildings and, as many of you know, I will say, "Don't tell me, call it in to the office. I will never remember!"

Also, I wanted to mention, some of our owners have a green thumb and enjoy growing plants and tending small areas around their units. All we ask is that you discuss your plans with us so that we can make sure it will blend with the current landscaping. We also want to make sure it will not become an issue later on when it grows, and understand if our current irrigation system is adequate for the type of vegetation you want to plant. We have signs that can be placed in the beds where you have planted that state “no maintenance” (meaning we will not spray and weed eat these areas). You would need to be responsible for keeping the area weed free especially because many of these areas have to have the weeds pulled by hand. We appreciate everyone's patience as we steadily continue to enhance the property through our landscaping projects, and we look forward to making Grenelefe even greener!

I know that if you are like me, you have been bombarded with COVID-19 Pandemic messages from every business that has your email address. At first I was enthralled with them and I read them all. However after several months of these, they all started to sound the same. All I am going to say is that the Association stayed open through all of this and continued to take care of the condominiums so that our residents could shelter in place throughout the quarantine and now as we phase back into re-opening the state. As of now, the Association is still restricting entry to the office to employees only. We have a mail slot for people to drop off keys, checks, correspondence, etc., and we can be reached via e-mail and phone during regular business hours. The pest control people, as well as our AC techs, all are wearing masks and residents that were sick were good about refusing services and letting our techs know. We will continue to follow the state and CDC guidelines and adjust our practices accordingly.

Parking during the quarantine has been an issue in some locations. It depends on the building and if everyone living there is staying home and if they have others staying with them. It has eased up some now that we are in phase one of opening the state. The important thing to remember is to let the Association office know that there is a space issue. We can add some temporary spaces in most places and have added them to many buildings already. It only takes a couple of days for us to add the spaces. Temporary parking spaces are easy to identify because they will have landscaping timbers outlining them. Do not park on the grass unless the area has been designated for parking. We have had several vehicles get towed for parking on the grass. The Association has a contract with a towing company that outlines what our rules are, how to proceed based on the infractions and permission to tow based on the criteria. As a review, here are the rules:

**Automobile parking spaces shall be used exclusively for that purpose. They shall not be used for the storage of boats, inoperative automobiles, or any purpose whatever other than parking facilities. Parking spaces are located in the condominium clusters and are not identified by numbers. These parking spaces are available for owners, their tenants, or guests without reservation or restriction. Vehicles are to be parked on the asphalt within the parking spaces provided. Under no circumstances are vehicles allowed to park or travel on the grass. The landscaped areas have irrigation heads which will break under the weight of vehicles. Campers, trailers, motor homes or boats may not be parked on Association property. Motorcycles, cars or trucks rated Class 1, Class 2 (with the exception of step vans) or Class 3 heavy-duty pickup trucks may be parked on Association property. Any other vehicles are not allowed to be parked on Association property. No unregistered vehicles, vehicles with expired tags or off-road vehicles may be parked on Association property. Moving trucks and delivery trucks maybe parked temporarily for a period not to exceed 24 hours for loading and unloading. Vehicles in violation of this section may be towed at the owner’s expense.**

If you receive a warning sticker or your vehicle is towed (there will be a tow notice placed where your vehicle was parked), the name and contact information for Hydra towing is listed on these. You will need to call them directly to discuss your particular situation. Once the vehicle is removed from Association property, the vehicle must be retrieved from the tow company’s storage facility by the registered owner with proper proof of ownership, a valid registration, proof of insurance and state ID. Vehicles will not be returned to third parties or taken back to addresses they were removed from. Having your vehicle towed is a hassle, traumatic and also expensive. Calling the Association office and trying to explain why a vehicle was not parked according to our rules does not change the outcome. Meaning: once the vehicle is towed, the Association cannot get it back for you. The best plan is to follow the parking rules, let us know if there is a lack of parking at your building (before vehicles get towed), and we will do our best to accommodate adding more spaces.

Lightning Round: Dogs on leashes > clean up after them

 Grilling > 10ft from building > no propane

Have a great summer and as always, it is a pleasure to serve you! My staff and I look forward to hearing from you soon.

Chris Gourdie

General Manager