

Dear Heronwood Residents

On March 17th we had our annual meeting and I want to thank all those who attended and voted.

At the meeting we let everyone know that our cable contract with Comcast ends December 31st. We are working along with the other West Villages to secure our next contract which will most likely include bulk internet service in addition to cable TV.

A negotiating committee has met with representatives from Comcast, BlueStream and HotWire. Each Company gave a detailed presentation which outlined their service offerings, available features, such as voice remote and DVR capacity, network architecture, service guarantees, and installation process and timeline. The committee is still gathering information and continuing to negotiate with the three Companies. In April each of the West Village Board of Directors will determine their choice based upon the final proposals of the Companies and the recommendations of the negotiation committee.

Heronwood Board Of Directors

<u>President</u>	<u>Laura</u> <u>Cardinale</u>	(617) 699-0328 lacardinale@verizon.net
<u>Vice</u> <u>President</u>	<u>Butch</u> <u>Webb</u>	(772) 485-6899 bwebb38@comcast.net
<u>Vice</u> <u>President</u>	<u>Gail Mey</u>	(772) 219-9655 gmmey@me.com
<u>Treasurer</u>	<u>Luis Rubio</u>	(772) 600-5555 rubioss@comcast.net
<u>ARB</u>	<u>Mark</u> <u>Mistarz</u>	(772) 220-0824 markm@chicagostainless.com
<u>Secretary/ Comm</u>	<u>Lynda</u> <u>Meyers</u>	(772) 485-8938 lyndam@lyndameyers.com
<u>Dir Of Com</u> <u>Area</u> <u>Landscaping</u>	<u>Beth</u> <u>Mistarz</u>	(772) 220-0824 bmistarz@comcast.net
<u>Director</u>	<u>Keith</u> <u>Gershman</u>	(561) 632-5912 keithgershman@gmail.com
<u>Director</u>	<u>Ron Hale</u>	(937)610-4829 rhale.heronwood@gmail.com
<u>Property</u> <u>Manager</u>	<u>Alicia</u> <u>Brown</u>	(772) 334-8900 aliciaB@advpropmgt.com



Next, each President will bring their Village vote to the West Villages Presidents Council in April for a final decision. The goal is to get the best technology and services at a price that is a significant discount versus retail. The fact that the West Villages together are 763 homes gives us the ability to negotiate a better price and service guarantees than are available to individuals.

Enjoy the Spring!

Laura Cardinale
Heronwood President



GOODBYE

The Board Of Directors would like to thank Darlene Jones for her many years of service to the Heronwood Board Of Directors. Darlene had lived here for 20 years while serving 14 years of that as the Neighborhood Ambassador Chairperson. She is moving to Sandhill Cove and we wish her the best as she starts this new chapter.

THE NEWEST BOARD MEMBER

The Board Of Directors would like to welcome Ron Hale as the newly elected Board Member.

A few words from Ron.....I stepped foot into The West Villages as a teenager, almost 30 years ago. Though my life would take a meandering course during a 24 year Air Force career, I knew in my heart this was our home.

As a Board Member I will do my best to bring out the best of our HOA as the cornerstone of our community. Our HOA should promote continuity and sense of community, protect property values, and represent the interests of all members by building consensus while ensuring that every member has a voice. Heronwood is a sublimely beautiful place. Our privilege to live here also necessitates our responsibility to its future generations who will also raise their children, vacation, gather, celebrate, retire, and ultimately spend either some or much of their lives in our corner of the world. These also are reasons why I became a Platinum Member of the Village Club and Preserve.

I was born and raised in Buffalo, NY, educated there through the completion of medical school. I met my beautiful wife Cyndi while serving as a Flight Surgeon at Keesler AFB. Having lost everything we owned in Hurricane Katrina, my mom's house on Spoonbill gave us shelter until we could cobble together a semblance of normalcy. I am an oncologist and that is my passion. I love to cook (and eat), spend time with family, travel, and all things medicine.

We have two children, Madeleine and Benjamin who are both now young adults. Maddie is a sophomore at Ohio University studying Anthropology and Archeology.

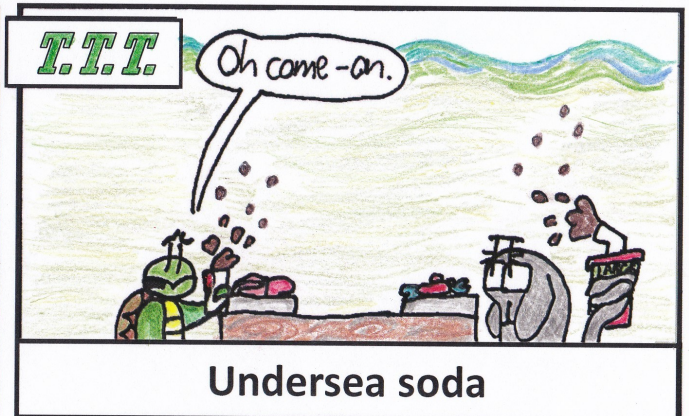
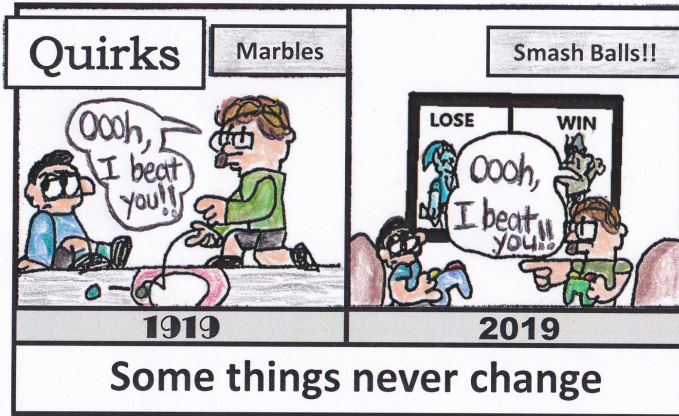
Ben is about to graduate from High School and is coming to his final decision about college.



THE ADVENTURES OF DIPWAD

Alec Hall has been creating the comic for many years. He is 12 years old and in the 7th grade. He attends Hidden Oaks Middle School. Along with writing and drawing the comic he enjoys hanging out with friends, reading, riding his 3 wheel scooter daily, loves Marvel movies, Lego's and gaming and plays the clarinet in the concert band at school. We look forward to more comic strips in upcoming issues.

Funnies



COMMUNICATION WITH RESIDENTS

Heronwood information and the newsletter is sent periodically through email. The newsletter is printed two times a year, in April and October. This reduces paper and cost, always good to help Mother Earth. This email list is not shared with anyone and only you see your email address. If you had given your email address and have not received the emails or would like to be added to the list please contact Lynda Meyers. The newsletter is for the residents to get information as well as share. If you have anything worth sharing please contact Lynda at lyndam@lyndameyers.com

HOMETOWN NEWSPAPER

Seasonal residents or residents that don't want the Hometown News Newspaper, please call the Hometown News office to discontinue or place a hold on the papers when you return back north. There is no point in letting it sit in your driveway for weeks and alerting thieves that you're not home. Please contact the office at 772-465-5656 or by email at news@hometownnewsol.com.

CUL-DE-SAC LANDSCAPING

Please keep an eye out for wilting & dying plants in the cul-de-sacs this drought season. We do not have irrigation and need residents to water them from time to time. We all want to live in a beautiful community and sometimes it takes all of us to make that happen.

NEIGHBORHOOD AMBASSADORS

With Darlene Jones leaving, Lynda Meyers has taken over her role as Ambassador Chairperson. Neighborhood Ambassadors help Heronwood by delivering items that don't get sent out through email or regular mail, such as the directories. The following residents have volunteered to be ambassadors. I am looking for residents for Creekside and Heronwood. It would be nice to have at least two for each street. If you are interested please contact Lynda.

Starling--Dot Blake & Judy Robb

Heronwood--Lynda Meyers

Spoonbill--Linda Nelson & Val Mudge



THANK YOU

A very big thanks go out to George & Gail Mey for helping with the year decals in January. Having volunteers make the lines go much faster.

We also would like to thank Sally Segal and her friend Ron Johnson for clearing out the debris on the side of Creekside Drive. Ron & Sally have gone out there for several months clearing the brush so that Heronwood residents can walk safely on the sidewalk.

Thank you goes out to Annette Carroll for watering the cul-de-sac across from her home on Spoonbill Drive. She has kept the plants alive and beautiful.

A thank you to those that helped out with the holiday lights this year. Our Decorating Committee consisted of: Beth Mistarz, Annette Carroll, Keith Gershman, Jeff and Jenn Leopold, George and Gail Mey, Jon Robb and Michele Smith. Lights and decorations looked especially nice this year with the exception of our Spoonbill "Heronwood" sign. In fact, there was a power outage before we started working on the decorating and the power to our sign is still out. It took almost two months for FPL to address the street lights being out in the area. Once the street lights on Sandhill Road were fixed our Heronwood sign was disconnected and we are now waiting on estimates to rewire and give us our own power box. We look forward to 2019 where each of our signs are shining brightly.

We thank all of them for taking time away from family and friends to help out in our community.



Village Club & Preserve Update:

What's Past:

- Several volunteer workdays
- 5K Run for the Village (November 2018)
- Super Bowl Chili Cook-off (January)
- Vintage Car Expo (February)
- Garage Sale (March)

In Process:

- Match to a Million – Membership Drive. A generous donor will pay \$500 toward all new memberships (saving new members \$500) until we reach a grand total of one million dollars in total donations or until the facility opens this summer. Hurry, don't miss this opportunity!
- Buildings are underway. The open air Grace Pavilion and the main Community Building are going vertical! Slabs and footings have been poured and walls are being erected.
- The pools are nearing completion
- The Walking Trail construction is underway
- Committees are meeting and planning life enriching programming activities to build and enhance community!

What's ahead:

- Pickleball Courts
- Finishing up fencing (post construction)
- Beautification efforts
- Dog Park



Walking trail being shaped along perimeter of property.

Photo taken by Tom Winter Photography.

The roof is being raised on the Grace Pavilion.





The walls on the main Community Building are being erected.

CHANGES TO YOUR PROPERTY

ANY changes to the outside including, but not limited to, cutting down trees, taking out or putting in any new vegetation, new roofs, front doors, windows or doors, fences around mechanical equipment, adding a pool, replacing or painting driveways or painting projects **MUST** be approved by the ARB. If you are going to paint your home, including front doors, please know that any color has to get ARB approval. For any ARB requests, please submit your request 30 days prior to any work being done. The ARB Committee needs time to review the changes requested and will let residents know if the changes are approved or if there are questions or concerns from the committee. There are color books that have some options already available. Please contact Lynda Meyers to get the books. Along with our Rules & Covenants there are Martin County laws pertaining to certain aspects of tree removal. Remember, there is a time frame after getting approval that things must be done. Residents need to read the Rules & Covenants to make sure they are complying with the rules set forth. When in question, please contact Mark Mistrz to find out if you need approval on something. There will be consequences if the rules are not followed. Remember this is why we bought in here and what keeps Heronwood a wonderful place to live. You may obtain an ARB form on the Heronwood website...www.heronwoodpalmcity.com or by contacting Alicia Brown, Advantage Property Management at 772-344-8900 or Mark Mistrz at markm@chicagostainless.com. Once completed the forms may be emailed to Mark or dropped off at his home at 2218 SW Heronwood Road.

DONATIONS TO CHARITY

Before you throw out your gently used items please think twice before just throwing them in the trash. Your trash is another man's treasure. Goodwill is just across the street and has a drive through in the rear of the building. Charities such as Vietnam Veterans Of America, (VVA), will come to your house and pick up everything. If you don't want to stay home and wait, just leave the items outside with a sign on them and they will pick up. It only takes a few extra minutes to save something useful to someone from being thrown in the landfill. So please contact the VVA at 800-775-8387 or online at scheduleapickup.com or Salvation Army at 1-800-728-7825 to schedule a pickup.

SAFETY AROUND THE NEIGHBORHOOD



If you're riding a bike or riding in your golf cart please be on the lookout for walkers and people with dogs. We all need to be aware and considerate of each other and share the sidewalk. It is very startling to have vehicles fly up on someone, especially fearful dogs. So please announce yourself before coming upon people on sidewalks. You must have valid registration and insurance to operate a golf cart. Only people with drivers licenses are permitted to drive as they are considered vehicles by law. While it is fun to have grandchildren visit, they are not valid drivers and therefore should not be driving golf carts unless they are old enough to have a license. Residents and guests are sometimes using the roads as a speedway. This is a continuing problem. Children and walkers can not always get out of the way of cars fast enough. Plus it is dangerous to be driving too fast in the dark. Whether in the morning or at night we need to be on the lookout for pedestrians, and also stop at all stop signs. It is not worth injuring or killing someone. The speed gun is still in effect. **Please slow down and tell friends, family and service providers as well.**

BOARD MEETINGS & ARB

Board Meetings are held monthly. Notices will continue to be sent out for the next meeting day & time after the previous meeting so that interested residents will have a month's notice and can make plans to attend. Sometimes due to unforeseen circumstances the meetings need to be rescheduled or canceled. In that event an email will be sent out to notify you. The Board occasionally offers later meetings to accommodate differing schedules but keep in mind this is a Board Meeting for Board Members. An agenda for the meetings will be emailed out as soon as it is ready and to those that are on the email list. If you would like to make sure you are on that list please contact Lynda Meyers at lyndam@lyndameyers.com.



If you would like to address the Board, please let Alicia Brown, Advantage Property Management, 772-344-8900 or any board member know.

Meeting minutes are approved at the following month's meeting and therefore are not available until the following month. If you would like copies of the minutes from prior meetings please contact Alicia Brown at the number above. She will send them to you via email or USPS.

Prior to the Board meeting all ARB applications will be reviewed. You do not have to wait until a Board Meeting to send in your ARB requests. The ARB Board continuously approves items and at the monthly meetings, puts them on the record.

VOLUNTEER FOR SECURITY COMMITTEE

The West Villages are looking for a volunteer to sit on the MDPOA Security Committee. This committee meets once a month and then the West Villages Representative would attend the Presidents Meeting to provide a summary on the Security meeting. Please contact Laura Cardinale or more information.



RULES & COVENANTS BOOK

To receive a book with all the Rules And Covenants please contact Lynda Meyers at 485-8938 or by email at lyndam@lyndameyers.com. You can search online at www.heronwoodpalmcity.com. Along with the Rules And Covenants on the website you will also find forms you might need.

HAZARDOUS WASTE & PRESCRIPTIONS

Please help Mother Earth by correctly disposing of hazardous waste and pills by taking them to the correct drop off site. Pills can be taken to Walgreens. Inside they have a box that you can put them in. They will not take creams, liquids or needles. If you have paint, batteries of all sizes, aerosol cans, used oil, electronics, holiday lights, paint strippers, solvents and fluorescent bulbs and regular light bulbs to name a few please drop them off at the Waste Disposal Center at 9155 Busch Street in Palm City. If you would rather, Lynda Meyers will take them anytime at her home, 2278 SW Heronwood Road, or she can pick them up from you to dispose of. If you have any questions or want to arrange drop off or pick up please contact her at lyndam@lyndameyers.com or 485-8938.

UMBRELLA

An umbrella was left at the last Meet & Greet party. It would like to go home. Please contact Lynda and she will get it back to you.



SELLING OR LEASING YOUR HOME

Anyone selling/renting their home needs to have their binder with the By-Laws, Covenants & Regulations available to new home buyers/renters. We cannot depend on Realtors to get the information to potential buyers. It is in your best interest to make sure prospective buyers know the rules before committing. This can save time, money and aggravation during selling. Please remember that Open Houses are **not** allowed. Please remind your Realtor of this rule. The Board does personal interviews with renters & buyers to ensure they understand the rules & regulations; answer any questions they may have.

The following items must be completed and submitted to Advantage Property Management for anyone interested in buying or renting in Heronwood:

- * Residential Contract For Sale & Purchase (from real estate agent)
- * Fully executed Application to Purchase/Lease Agreement form (April 2018)
- * Acknowledgement of Covenants & Deed Restrictions must be reviewed and signed
- * Disclosure Summary
- * Truck Information Form (if applicable)
- * A Pet Application must be completed and signed with recent pictures (write N/A and sign if no pets)
- * Owner Information Form
- * Application fee of \$150.00 payable to Heronwood HOA

NOTE: All Application to Purchase/Lease Applications must be submitted in full with current documents available at heronwoodpalmcity.com. If not, this will delay the approval process. Applications take a **minimum** of 14 days for processing. Please inform realtors, potential homebuyers, lessees, etc. Timely submission is imperative for a smooth and successful approval process. An Application to Purchase/ Lease is not approved until a Certificate of Approval has been issued. An interview with two Heronwood Board Members is required to receive the Certificate of Approval. Any violations will need to be taken care of before the property can close.

Submit the entire package to:

Alicia Brown

Advantage Property Management, LLC

1111 SE Federal Highway Suite 100

Stuart, FL 34994

MEET AND GREET PARTY

For those that are new to Heronwood the parties are held in the home of a resident. These parties give residents a chance to talk informally and get to know each other. It is an open door policy so you may come for as little or as long as you like. It is open to everyone in Heronwood, residents and renters. Don't forget to bring the kids. Tea, soft drinks and water will be provided. Guests may bring alcohol if they wish. Residents usually bring a finger food dish to share. Attire is casual.

To help Mother Nature keep plastic cups out of landfills please bring a glass/cup from home to use and take back. Anyone who brings one will have his/her name put into a hat for a drawing. The winner will win a \$40 gift card to a local business. Message board signs, with yellow paper, are put up to show the next home where the party is being held. An email also goes out.

We are always looking for a home to host. It is your decision when and what time. All you supply is beverages, such as tea and cola. If you are interested please contact Lynda Meyers at 485-8938 or by email at lyndam@lyndameyers.com.



From left to right, party hosts Debbie & Craig Reynold's next to Beth & Mark Mistarz and Maria Locklar



Luis Rubio, Sandra & Bob Walser, (raffle winner and chose Palm City Grill gift card) with Michelle Smith

Darlene Jones, Joan Cromer & Carol Webb



Janet Jones, Nancy Klein & Larry Jones

Lynne & Richard Bennett with Joanne & Clark Collins with the hosts granddaughter Ava



Debbie Reynolds with Butch & Carol Webb

HURRICANE SHUTTERS

Hurricane season is right around the corner, so now is the time to start making preparations. The VCP plans on assembling and coordinating volunteers to mobilize throughout the neighborhoods to assist residents for hurricane preparation. Until they are up and running, Heronwood residents will be helping other residents, as they have in the past. Mark Mistarz will be compiling a list so that when the season comes, help can get to those who need it.

Anyone wanting to help Mark get this organized please contact him. The more the merrier. If you need help or are willing to help please contact Mark at 772-220-0824. Shutters are to be up or closed only when there is an imminent threat of a storm or if the homeowner is away during the season. No shutters, not even clear shutters, are allowed to remain up or closed after the threat or storm has passed.



AUTOMATIC MONTHLY PAYMENTS

In an effort to minimize costs, please consider the use of automatic payment for your monthly assessment. This saves time as it is deducted from your account and saves money on stamps. If you should have any questions, please call Esther at 772-334-8900. The Automated Bank Draft (ACH) Form can be found on the Heronwood website www.heronwoodpalmcity.com

SOCIAL MEDIA

There are two new ways to stay informed about what's happening in our community, a Facebook Page and a Nextdoor App. You can find local businesses or communicate with fellow neighbors. Type in **Heronwood At Martin Downs Neighbors** into Facebook. For Nextdoor, please contact Anna Mirkovich at (718) 509-7266.

These are resident created and maintained sites and Heronwood Homeowners Association claims no responsibility for them.

PROPERTY MAINTENANCE

All homeowners are required to maintain the exterior of their homes. This includes, but not limited to, keeping landscape neat and tidy, making sure our homes and driveways are free of dirt and rust, mailbox posts are clean and house numbers are on both sides of the post and roofs are kept clean. Please take a look around your home and make the necessary repairs and cleaning. Our property manager will be looking for these items and many others as she does her weekly inspections. Seasonal residents, please make sure to pay attention to repairs or cleaning projects before you return up north for the summer so when you return you won't return to violations. If you happen to get a violation letter please remember that it is a reminder or notification that something needs your immediate attention. The letters are usually very business like in tone but not intended to offend anyone. Property managers have found that "nice" letters result in less action and repeated letters (with additional cost to Heronwood). If you need to talk to the Association about a letter you received please contact our Property Manager, Alicia Brown, and she and the Board will be happy to do what they can to resolve any issues or questions you might have. Once you have resolved/fixed the violation, please contact Alicia to inform her. This will make weekly inspections go faster and smoother.

**PETS**

Please remember to pick up after your fuzzy loved one. No one wants to see or step in your dogs "business". It's common courtesy and expected that residents and guests pick up after their animals. Residents new to Heronwood need to be aware that dogs and cats are not allowed to roam free. Pets must always be on a leash. If pet rules are constantly broken the Board does have the authority to have animals removed permanently. You might think you will know how your pet will react in a situation but we can never know for sure. Please do not take this risk and keep your animals on a leash and under control.

TRASH CANS & YARD WASTE

Trash and recycling bins are allowed to be put out the night before pickup after 6 pm. They must be in a container with a lid to keep animals from getting into it and spreading it all around. Recycling bins do not need lids. Cleaning out the containers would be a good idea to not attract animals. Trash bags are not acceptable containers. Please do not put out other items days before pickup, ie construction debris, appliances and such. Residents need to bring in trash cans and recycling bins the day of pick up. Please do not leave them outside for an extended time. They need to be stored inside the garage when not in use, or outside out of view.



Yard waste is not to be put out in the front yards too many days before pick up day. Hurricane debris is different and is allowed. If you have your yard done by a service they need to either take away the debris or have it moved to be hidden and then moved out on pick up day. It can not sit out days before. If you have a large pile of yard debris or know you will have it, it is better to call ahead to Waste Management at 546-7700 to schedule a pick up. Otherwise it could take days or even weeks to get tagged for the big claw truck to pick up. Please do not place debris on MDPOA

property nor in the street gutters. It blocks the water from getting into the metal gutters and can cause water to back up. Please keep the streets clear. Yard debris must be on your property, either in the grass or in the driveway.

Effective March 4th, Martin County Utilities and Solid Waste Department Offices have moved. The new location is located in Willoughby Commons at 3473 SE Willoughby Blvd., Stuart, FL, 34994. This includes customer service, technical services and where residents may pick up free recycling bins. For any questions, please call the front desk at (772) 221-1442 or customer service at (772) 221-1434. Just a reminder that trash and recycling pickup is Tuesday, yard waste pickup is Wednesday and trash pickup again on Friday. Just a reminder that there is a one day delay in service after a holiday.

TRUCK REGISTRATION

Now that the amendment for trucks has passed, MDPOA is requiring the Board to approve trucks before they will be issued a barcode. If you decide to purchase a truck or have one already, it will need to be issued an Approval Certificate by the Association in order for you to get an MDPOA barcode for resident entry into the neighborhood. You will need to contact our property manager Alicia Brown at 772-334-8900 or by email at aliciaB@advpropmtg.com to inform her of your purchase. Please allow a reasonable amount of time for Alicia to return your call or email and 2 Board Members to inspect. Please bring the filled out Registration Form, at the end of the newsletter, with you when you meet with the Board Members. Until that time you will have to access the neighborhood via the guest entry. Keep in mind, the truck is allowed on the property **ONLY IN THE GARAGE AT ALL TIMES**. Please read the restrictions below carefully, we do not want anyone to purchase a truck and find out it will not be allowed to stay at their home.

Authorized Pickups:

1. Must be kept in garage **ONLY** – totally removed from public view (not parked in driveways)
2. No larger than ½ ton class
3. Original factory equipment – no modifications, e.g., exhaust, lift kits, etc.
4. No toolboxes, ladders or other work items can be affixed
5. No signage of any type

“...Owners and Lessees are permitted to place, park, or store authorized trucks, **ONLY** inside the garage of a Parcel so as to be totally removed from public view at all times. For purposes of this provision, "authorized trucks" are pick-up trucks that: (1) are no larger than the standard half-ton class of vehicle as denoted by the manufacturer; (2) are of original factory design without modification such as but not limited to: suspensions (e.g., lift kits), exhaust systems, oversized tires or body modifications; (3) do not have toolboxes, ladders, or other work items affixed to them. The intent of this exception is to allow residents to have pick-up trucks used only as personal four-wheel passenger vehicles, not as commercial vehicles or for off-road purposes, to be kept only inside the garage, out of sight at all times except while actively in the process of ingress and egress.” Visitors trucks also need to go into the garage for the night. If it does not fit, the truck will need to be kept off property.

HOMEOWNERS TRUCK REGISTRATION FORM 2019

Today's Date _____

Name of Resident _____

Address _____

Phone Number _____

Name on Registration _____

VIN (Vehicle ID Number) _____

Make of Truck _____

Model of Truck _____

Year of Truck _____

License Tag # of Truck _____

Insurance Company _____

Color _____

Owners Signature _____

** Any Heronwood resident who owns a truck understands the rules and regulations on such trucks and will fully obeys the rules set forth in 8.1.34 of the Rules and Covenants.*

Authorized Pickup Summary - please refer to 8.1.34:

- 1) Must be kept in garage ONLY – total removed from public view (not parked in driveways)
- 2) No larger than ½ ton class
- 3) Original factory equipment – no modifications, e.g., exhaust, lift kits, etc.No toolboxes, ladders or other work items can be affixed
- 4) No signage of any type

Approved By : _____ Title _____

Date _____

Approved By : _____ Title _____