



LOWHAN



Director's Corner Gary DeSantola

Hello Neighbors

I guess it's my turn to fill this space in our paper, so I hope you'll bear with me as I address an ongoing situation that hits my nerve the wrong. What's really bad about it is the fact that I only have one (1) nerve left, and some folks are really rubbing it wrong.

The situation I'm talking about affects all of us. What I'm talking is "DOG POOP"!

Now I realize that many residents don't have a dog, and those of us who do are in a minority. On the whole, most of us that have a kid with a furry leg at each corner are very vigilant about picking up after our outings to let them answer nature's call. It's the price we pay for not training them to use the same facilities we do.

My GRIPE is aimed at those who DO NOT pick up after their pet, or think that walking them along the sidewalk on Lake of The Woods Boulevard relieves them of the responsibility. "WRONG THINKING".

Quite a few of us are always picking up, not only after our pet, but also after those of you who ARE NOT taking care of your responsibility as a pet owner.

Folks PLEASE be good neighbors and take responsibility for your pet. And in the course of events if you should see people from the complexes across the street walking their pets on our property, don't be afraid to tell them not to!

Announcements

CAPTURE THE FLAG
SATURDAY, NOVEMBER 12TH
1PM

BOARD MEETING
Tuesday, November 15th
7pm

THANKSGIVING CARRY-IN DINNER
SATURDAY, NOVEMBER 20
4PM – 6PM

WINTER HOURS
Pool & Game Room:
Monday – Closed
Tuesday - Sunday: 9am – 8pm
Gym:
Monday – 9am – 4:30pm
Tuesday - Sunday: 9am – 8pm

*Hunger is continuous.
Please drop your donations in the box in the association lobby.
We also have a box for gift-card donations to homeless children at English Estates Elementary School.*

MONEY MATTERS

A draft of our 2012 budget was presented to the Board at its October meeting. This draft included projected monthly assessment income at \$187.20 effective April 1, 2012, though this figure may be slightly different depending on the final September, 2011 CPI figure. At the meeting, the Board approved merging the Special Projects fund annual allocation (\$55,000) back into our operating budget thus incorporating irrigation expense back into regular operating expenditures. Additionally, the Board approved increasing the roof reserve fund allocation to 18% of our assessment income effective January 1, 2012, compared to the current 15%. This in effect, reduces the amount of assessment income available for our operating budget but will boost our roof reserve funds. So as of January 1, reserve fund allocations will include Roof Fund – 18%, General Repair & Replacement Fund – 8% and Capital Fund – 1% for a total of 27% of our annual assessment income.

Expense for our 2012 general insurance as well as employee health insurance are still being developed. A final version of the 2012 budget will be adopted by the Board at its November meeting.

The Board also approved having Tucker Paving repair/seal approximately 5,635 square feet of our roads to help preserve our road base at a cost of \$6,235.97. This should help prolong the life expectancy of our roads for a couple of years and allow us to accumulate adequate funds for repaving.

Jo Elmblad – Finance Committee

ASK LEONARD

This is a column regarding any topic of interest from Lake of the Woods residents. Please submit your questions by E-Mail to: lolmer@hotmail.com.

Question: I have been reading about homeinvasion robberies. A lot of the criminals just kick down the front or back doors. Are our doors so weak that they can be kicked in and can they be reinforced?

Answer: Home invasion robberies are a big problem and in this article, I will address only the front and back door issue, relating to Lake of the Woods.

The first step is to harden the target or make your home more difficult to enter. Remember, burglars will simply bypass your home if it requires too much effort or requires more skill and tools than they possess. Experienced burglars know that doors with the most cover are the easiest to enter. Burglars also know to look inside your car for keys and other valuables so keep it locked, even when parked inside your garage. Use high-quality Grade-1 or Grade-2 locks on exterior doors to resist twisting, prying, and lock-picking attempts. A quality deadbolt lock will have a beveled casing to inhibit the use of channel-lock pliers used to shear off lock cylinder pins. A quality door knob-in-lock set will have a “dead latch” mechanism to prevent slipping the lock with a shim or credit card. It’s also a good idea to install a wide-angle 160 degree peephole mounted no higher than 58 inches.

Most doors in Lake of the Woods are pre-hung doors. A pre-hung door is a self-contained unit already hanging in its own frame. Let’s consider the hinge side first. When I checked my front door hinges, I found lots of ¾ inch wood screws. I purchased 12- 2 ½ number 10 wood screws at Ace Hardware. I removed two screws per hinge on the frame side and predrilled pilot holes, then installed six 2 ½ inch screws. I did the same thing on the door side hinges.

Next is the most important step which is to reinforce the lock-side door jamb. You should install a door jamb reinforcement bar. I recommend a unit called STRIKEMASTER II PRO. Please look up their web site to look at their video demo: www.asafehome.net. You should repeat this process on the back door. If you follow these simple steps, this alone will deter or prevent most through-the-door forced entries.

Thank you very much for your inquiries and keep your questions coming, because that’s how we share information.

DIGEST OF OCTOBER MANAGER'S REPORT

A proposed budget was given to the Board. It will be discussed and approved at the November Board meeting.

Welcome Vileno Environmental, our new landscape company. They will begin work on November first. The owner is Nick Vileno who with his team has 35 years' experience. They will only be doing landscaping as we have our own irrigation specialist, Brian Miller.

Luke Brothers completed the Palm Tree trimming, Tree-Tech continued tree trimming and removal in October.

Five roof leaks were reported following the two-day weekend rain storm. GAF was contacted for one, Capstone for the remainder.

Kathy Hubbert, LCAM



REMINDER: ASSOCIATION DUES AS OF APRIL 1, 2011 ARE \$180.50.

FAMILY DOLLAR STORE UPDATE

A new store is planned along 17-92 which backs up to Lake of the Woods. Residents expressed some concerns regarding how this new construction might affect our community. After discussions with Seminole County, it appears that the Seminole County Growth Management Department (Planning & Development Division) is on top of these concerns.

No Zoning hearings were held because the property is appropriately zoned for this project. The Planning & Development Division recommended an adjustment to lower the height of lighting to avoid excessive spillage to LOW. A buffer adjoining LOW will be 6 feet high consisting of a berm with shrubs on top. The shrubs on the berm have one year to mature. Additionally there will be a variety of trees with a minimum 12 foot height. There will also be a stormwater pond at the rear of the property. Garbage service and times of collection and deliveries must be in compliance with county regulations.

A separate question was raised regarding the proposed "flyover" interchange which involved the intersection of 17-92 and 436 and would impact Oxford Road. The County Engineers did a feasibility study in 2007 and determined it was not cost effective and could create wetlands impacts on that area, so that project has been shelved.

Thanks go out to our concerned residents who brought these issues to the attention of the Board of Directors! Community involvement is the key to maintaining our fine community.

Phyllis Taylor

BITS AND PIECES – Alice Friedman**CLUB HOUSE AUDITORIUM**

Many homeowners are aware of the wonderful amenity of having their own Auditorium available for a birthday, shower or family celebration. The Auditorium or Card Room may be reserved for exclusive use by residents and non-residents for private, social and business activities any day of the week between 9 a.m. and midnight.

The Auditorium accommodates up to 110 people, and includes a stage, bar and kitchen. The Card Room can accommodate roughly 25 people. Parking outside the Club House accommodates 40 vehicles. Association events take priority over other requests, otherwise booking is on a first come first serve bases. The charge is a deposit of \$250.00 and usage fee of \$100.00 + tax.

Our Auditorium is an income producing site and the office encourages the use of this facility for private or business functions. A 2008 study finds that the average American couple spends \$24,000 to \$28,000 on a wedding. A good percentage is spent on the location of the wedding reception.

NOMINATIONS FOR THE BOARD

Before we know it, our annual meeting and elections will be here. We need volunteers to work on the Nominating Committee. This committee performs an essential function in encouraging interested parties to run for the vacancies on the Board. Please search your hearts and check your schedules to see if you would be able to commit to this committee or volunteer to be a candidate for office. Please let us know of your interest by calling the LOW office or contacting a Board member. THANKS !!! - Phyllis Taylor

BITS AND PIECES – Alice Friedman

On October 11, Shawn Seaver, our resident with Down Syndrome, celebrated his 30th birthday. In lieu of party gifts at his DJ/dinner celebration, he asked his special-needs friends and parents to donate gift cards to give to needy children and families in our area. Shawn was delighted to present Adriana Council, the Community Guidance Counselor at English Estates Elementary School, gift cards totaling more than \$400. Kudos to Shawn and his great friends!

Remember the wonderful copper jewelry that Audrey Smith has displayed? With her constant traveling it has been difficult to contact her to buy some. For those of us who have a computer it's now easy to enjoy it and even buy it whenever we want.

Audrey's on Etsy!

Huh? What's Etsy?

Etsy is an interesting website with original crafts from artists around the world. There are two ways to visit Audrey's site:

Google: audreysmith1 on Etsy.

Best bet is type <http://www.etsy.com/people/audreysmith1> into your browser and you are on your way.

Congratulations, Audrey.

Quick Minutes

Nick Vileno and Jack Jenkins of Vileno Environmental, the new LOW landscaping contractor, introduced themselves and the company. They presented the schedules for the coming year. Vileno is preparing a landscaping enhancement assessment which he will present to the community within 30 days.

Phyllis Taylor said that a Nominating Committee should be established by the next Board Meeting.

The Board discussed a computer program called TOPS that will perform office accounting and tracking functions. It is expensive and our current computers may be inadequate. The decision was tabled until the Board researches further upgrades to our current Quick Books program and further TOPS options.

The Board accepted the recommendation by the Reserve Study Evaluation Committee that the \$55,000 in the Special Project Funds be incorporated into the Operating Budget at the end of the fiscal year. That amount will be used for irrigation and irrigation salaries. It also increased the Roof Reserve from 15 to 18 percent and the total reserve accumulation rate from 24 to 27 percent.

Jim Tubbs distributed the updated Operations Manual.

Jo Elmblad agreed to prepare a 2011/2012 budget comparison for Board review.

NOVEMBER COMMEMORATIONS -Alice Friedman

November commemorations span many interests including aviation, banana pudding, writing and Native Americans. The PTA encourages us to get healthy and in November we honor those fighting Alzheimer's, Disease, diabetes and lung cancer.

Aviation History Month is the anniversary of aeroplanes in November 1783 by Joseph and Jacques Montgolfier in Annonay, France. They experimented with smoke and hot air which led to invention of hot air balloons.

Banana pudding lovers, this is your time to celebrate because November is Banana Pudding Lovers Month. Feeling guilty? Bananas are a good source of vitamin C and potassium say sponsors Rogers Banana Puddings in Chesapeake, VA.

The National Council for adoption in Washington, DC has declared November National Adoption Month.

And nicely it is National Inspirational Role Models Month. House of Communications in Detroit, MI encourages us to acknowledge the impact contemporary and historic role models have made on our lives.

Start your computers for National Lifewriting Month, an opportunity to celebrate ourselves and our families by writing about our lives. Memoir is a wonderful outlet for your soul and a great legacy for your family. Every person has a story to tell. It is sponsored by Soleil Lifestory Network in Lisbon Falls, Maine which helps people write and publish their memories and life stories, and helps writing and memoir-based businesses.

National PTA is committed to building healthy families and healthy communities. It believes we all have an important role to play in making sure parents, schools, and communities have the support and resources they need. Thus they sponsor PTA Healthy Lifestyles month.

And finally, Thursday, November 24 is Thanksgiving.

Safety Tips from Neighborhood Watch

- * Install Dead Bolt Locks on front & garage to home door.
- * Security Pins and/or Charlie Bars/Wooden Dowels on sliding glass doors. Install Safety Hinges on exterior doors.
- * LoJack installed on car and computer.
- * Take pictures of valued articles and place pictures in a fire-proof safe or a safety deposit box or give to a trusted friend or relative not living with you for safe-keeping in case of fire or robbery.
- * Before disposing of your computer be sure and reformat your hard drive several times to erase personal data. If the computer is inoperable, open the computer, remove and destroy the hard drive!
- * Notify the Seminole County Sheriff's department before going on your vacation. They will check on your home while you are gone.
- * Report ANY suspicious activity by promptly calling 911.

Jack Griffiths, Neighborhood Watch Coordinator



YARD DEBRIS MUST BE BAGGED OR BUNDLED.

**If you paid the County for this service on your
taxes pickup will be Wednesday. If you are not
sure you may contact Seminole County at
407-665-2260**