

STRAUS PARK NEWSLETTER

March 2006

Master Association – January 19th Meeting

The Master Association January action items were ratified during the February meeting. (Since the minutes are legal documents, they cannot be published until after they have been ratified, which occurs at the following month's meeting.) The following are those action items:

- President Neumann stated the following goals for the board in 2006:
 - To retain continuity on the board by staggering replacement of board members
 - To manage the common property areas of Straus Park, which is the job of the Master Association.
 - To come up with a plan for replacement where necessary of dying or damaged trees.
 - To get input from the Environmental Committee re the care needed to maintain the lake.
 - To appoint co-chairmen for every committee in order to have continuity from year to year.
 - To look into the possibility and feasibility of onsite management for Straus Park.
 - To manage contracts in a more businesslike manner by addressing each contract a few months before its renewal date, then requesting bids with a specific dollar limit in mind.
- Treasurer Jack Lockett's motion to have a separate committee made up of John Graham, Jack Parker, and Mr. Lockett manage the Master Association funds, set policies and guidelines for these funds, monitor the funds, and make quarterly recommendations to the board was approved.
- A motion was passed directing that the signatures required on Master Association accounts are that of President David Neumann, Vice President Rick Taylor, Treasurer Jack Lockett, and Rob Baer, Chief Financial Officer of IPM.
- A motion was passed to expand the ECC to 3 homeowners instead of the current 2. Each homeowner will serve a 3-year term, with terms to begin in February. In order to comply with the 3-year term, Linda Neumann will serve 1 more year, Norm Macoy will serve 2 more years, and Adrienne Fiedler was appointed as the third homeowner/member to serve 3 years. Members may serve more than the 3-year term, if they so desire. The Chairmanship will pass yearly on a rotating basis among

the resident members, with Mrs. Neumann serving as Chairman this year, and Mr. Macoy serving as Vice-Chairman.

- A motion was passed to have the Beautification Committee submit the most cost effective plan to replace the necessary trees.
- Bud Lawing, the new Chairman of the Lake House Committee, was directed to meet with his committee to draw up a recommended policy for use and charges for the Lake House to be presented at the next meeting in order to clarify the present policy.
- Motion was passed to enforce the current ECC guidelines and procedures as specified in the Master Plan (Section 5, Covenants and Bylaws of Straus Park, subsection V, Paragraph 5.8-Reception Equipment) on this issue, and to require ECC approval of all existing or new satellite dishes.
 - Board voted to add additional quarterly treatment for bees and various other pests at an additional cost of \$285, with an “as needed” follow up treatment.
 - The board voted to give the responsibility for the simple monthly safety inspection of the dam to the Environmental Committee.

Women’s Book Club

At 1:00PM on Monday, March 20th, at the Lake House, Linda Neumann will lead the Women’s Book Club in a discussion of “The Devil in the White City” by Erik Larson. If you care to read ahead, the selection for the April 17th meeting will be “The Other Boleyn Girl” by Philippa Gregory. Reed Parker will lead the review in April. Both of these books are available in paperback at Highland Books at a 10% discount for book club members, as always.

Couples Bridge

Glen & Jill Cutler will host Couples Bridge on March 24th at 7:00PM at the Lake House. For information or to sign up or cancel, please call Jill at 862-5349.

Market Street Update

Poppies is progressing nicely. Randy Baron is experiencing the usual “building blues”, but hopes are still high for an April opening. Building four isn’t too far behind. Brevard Travel has committed to one of the ten available units in the building, as has a real estate company. Other businesses including restaurants, hair salons, a fitness center, & retail operations have expressed interest in building four. Start on construction of buildings five and six are anticipated in the next few months.

strauspark.org update

The website updates include:

- Home page has been reformatted to clean up the picture & include the links column.
- Area logos across the top of the home page are now “clickable” & active.
- Calendar page has been updated to a new format including all months for 2006.
- All ECC forms have been extracted from the Master Plan & are now available for you to download & print.
- The Master Plan in html format now contains links to each of the forms as specified in the ECC portion of that document. Clicking on the link will download the selected form to your computer.
- Coming soon is an “Interesting Links” area. The webmaster will provide a form for you to suggest your favorite interesting link & to provide a brief description.
- Please forward ideas & recommendations to the webmaster Harry Fiedler at harryfiedler@earthlink.net.

Calendar of March Activities

- Women’s Bridge – Thursday, March 2nd & 16th - 1:00 PM
- Master Association Board Meeting – Thursday, March 16th - 4:00 PM
- Women’s Book Club – Monday, March 20th – 1:00 PM
- ECC Meeting – Thursday, March 23rd - 10:00 AM
- Couples Bridge – Friday, March 24th – 7:00 PM

Satellite Dishes

The SP Master Association Board & the ECC have requested that all homeowners comply with the regulation for placement of satellite dishes as stated in the ECC Design Manual which is contained in the Master Plan. The Master Plan can be found in its entirety on www.strauspark.org with a newly-formatted & easy-to-use index. All of the ECC forms are available on the website for you to download to your computer & print. Don’t be misled by dish installation companies who attempt to place the dish in their most easily accessible position. They are required to put it wherever you ask as long as reception is good with that placement.

Sale or Purchase of Property

The SP Master Association Board & IPM request that all property owners notify IPM of the purchase or sale of Straus Park property or home. This will allow records to be kept current, as well as give us a current list for emailing newsletters & notices of Straus Park social events.

Straus Park Telephone Directory

A suggestion was made to poll the readers of this newsletter to determine how much interest there might be in a printed Straus Park directory. This directory would contain such information as names & addresses, phone numbers, email addresses, & lot numbers with the permission of each homeowner/property owner. Please email me at my email address below with your thoughts on this subject.

If you have any changes, additional information, or corrections for the newsletter, please contact the author, Adrienne Fiedler, at 884-4337 or at m81babe@earthlink.net. Thanks for your help.