

SILVER RIDGE IN ACTION



A PUBLICATION OF THE SILVER RIDGE HOMEOWNERS' ASSOCIATION, INC. ORLANDO, FLORIDA

SILVER RIDGE - A DEED RESTRICTED COMMUNITY

Happy Holidays from Your Homeowner's Association

The Association's Board wishes everyone a safe and happy holiday season. Silver Ridge has become a rich mix of people of diverse cultures, ages and ethnic backgrounds. But a common theme among all peoples is love, compassion, and hope, and the Winter Holidays are a wonderful time to share these things with your friends and neighbors. Enjoy!

Status Report from the Board of Directors

It has been a busy nine months for the Board since the Board election in March. Since that time, we have tackled a number of problems which were of serious concern to the Association.

First, we fought for and won concessions from the developer who is building apartments behind parts of Bordwine Drive, to make sure the apartments wouldn't intrude on the privacy of our residents.

Second, we sought to protect your property values by renewing the Association's architectural control authorities. This required a special meeting, during which members of the Association voted unanimously to retain the Architectural Control Committee.

Third, we re-evaluated the contracts with our management agent (bookkeeping) and landscape company, to assure the best value for your dues dollars. We concluded that both the management agent and the landscape company were taking our business for granted, so we have taken our business elsewhere.

Fourth, a number of homeowners had become seriously delinquent in paying their Association dues. This is unfair to those who pay dues on time, and hinders the Association from doing repairs and improvements needed on the common property. Since the Board is obligated by the Association's By Laws to enforce dues collection, we have initiated a vigorous collection campaign to recover these outstanding dues. To date, we have collected over \$4000 in overdue funds, but \$9000 still remains to be collected.

Fifth, we have been investigating ways to repair the deteriorating retaining wall within the Silver Ridge Drive retention pond. This promises to be an expensive project, so we are proceeding carefully, to make sure we find the best long term solution.

Currently, we are working to improve our deed restriction notification system, to make it easier for everyone to understand what must be done to comply with the Association's deed restrictions, to protect the value of our homes.

The past year has been productive, and we are looking forward to making even more improvements in 1996.

Next General Meeting will be held January 9th

The Association will hold its next general meeting on Tuesday, January 9, 1996 at the Oasis Community Church, at 7:30 PM. The church is located at 2332 N. Hiawasse Road (just south of Silver Star Road.)

Orange County Commissioner Tom Staley has agreed to address our assembly. Other topics will include the current status of the Association, as well as future plans.

Please do your best to attend so the Association can hit the ground running in 1996.

Association Dues

Each homeowner will receive a bill in December for the Association's 1995 mandatory dues. The moneys collected at the beginning of 1996 actually cover the expenses for the 1995 calendar year. By paying your annual dues promptly, you avoid unnecessary collection expenses for yourself and the Association as a whole.

The Association's Board has voted to increase the annual dues for 1996 from \$79 to \$86. This increase is slightly less than the 10% maximum increase allowed by the Association's

charter documents. The increase is needed to help replenish the Association's reserves after the anticipated expenses of replacing the retaining wall in the Silver Ridge Drive retention pond.

A Note from the President

by Frank Goodman

Recently I attended two meetings, sponsored by the Orange County Board of Commissioners. These meetings are called "**Citizens First Neighborhood Focus Groups.**" In the past, this kind of meeting was virtually unheard of. It is refreshing to know that our county government is seeking and responding to the voices of the community.

With the help of these citizens focus groups, the county is developing a ten year plan to handle problems that come with over-population. These problems are many, and complex. However, now is the time to address them, and set the standard for tomorrow.

At the General Meeting for the Silver Ridge H.O.A. on January 9, 1996, Mr. Tom Staley, our Commissioner from District 2, will be guest speaker.

SILVER RIDGE IN ACTION

is a quarterly publication of the Silver Ridge Homeowner's Association, Orlando, Florida.

Eric Oelschlager, Editor

Silver Ridge In Action is intended to promote awareness and community spirit within the Silver Ridge subdivision.

Suitable articles and letters may be submitted for publication to:

Silver Ridge In Action
P.O. Box 680007
Orlando, FL 32868-0007

Submitted articles may be edited.

Come to the meeting to meet your Commissioner. We are very fortunate to have him represent our district. Support Silver Ridge and Orange County - come to our meeting on January 9, 1996.

Hey! You! - Lead-foot!

Nearly everyone finds it hard to slow down during the holidays, with so much to be done, and so many visits to make and events to attend. But please, follow the neighborhood speed limit of 25 mph. There will be holiday parties going on, with children moving about, and extra cars parked on the streets, reducing visibility, and restricting traffic. By taking a few seconds to be extra careful, you may prevent a tragedy that could ruin or possibly end someone's life.

Have You Seen the Light?

The new landscaping lighting, that is! New lighting has been installed at the front entrance of the subdivision, to enhance the beauty of the palm trees and other specimen plants. The new system consists of permanently installed floodlights, replacing a set of residential-quality lights which had stopped working. Other work was done at the front island to replace electrical equipment which was deteriorating due to the elements. These improvements should make the front island safe and attractive for years to come.

Yard Waste Collection Reminders

Yard waste is picked up on Wednesdays, usually in the morning. You *must* bundle branches and palm fronds trimmed from the trees. The yard waste hauler will not collect tree branches, etc., unless they are bundled. Use heavy duty, natural fiber twine to tie up the bundles. The twine can be purchased inexpensively at Home Depot or other local stores. The

bundles must be no longer than about 3 or 4 feet, and should not weigh more than about 45 pounds.

Also, bags or containers of grass clippings should not weigh more than about 45 pounds

And On Recycling Days...

The county picks up the recyclable waste each Wednesday, usually in the morning. Please remember to crush the lightweight plastic bottles, so they are not so easily scattered by the wind. Also, place the bin for cans and bottles inside the newspaper bin, to prevent the newspaper from blowing out of the bin on windy days.

Crime Prevention Tips for the Holidays

1. Take your holiday purchases into the house promptly. Don't leave them out in the car in the driveway.
2. During the bustle of shopping, entertaining, and visiting, be extra conscientious about checking that everything is locked up before you leave home.
3. Use timers to turn on some indoor lights during the evening. Don't be penny wise and pound foolish! Burning a 100 watt light bulb for 10 hours only costs 8 or 9 cents.
4. If you will be away from home, make arrangements with a neighbor to pick up your mail, newspapers, packages, and advertising flyers.
5. Don't "advertise" your new valuables by leaving discarded boxes out for curbside trash collection. Wait a few weeks before throwing them away, or knock the boxes down and put them inside a garbage bag.

Report suspicious activity to the Sheriff's Department at 657-2500. Of course, during emergency situations, call 911 immediately.

In tribute to...

Charlie & Louise Maloney (1995)

by Frank Goodman

Charlie and Louise moved to Silver Ridge in 1985. I remember meeting them for the first time at a home owners meeting held by the builder, General Homes. From the beginning, I recognized a very sincere couple who were looking for that perfect retirement community. Charlie wanted the best in Silver Ridge. He didn't want to settle for second best. He was more a worker in the background. He would allow meetings to be held in his home, work on the deed restriction committee, and often stop at my home to bring me up to date on current happenings. Louise understood Charlie, she was the perfect mate for him. Often times, she was the force that keep him intact. Charlie *was* Silver Ridge. His presence at the front of his home, waving to passing neighbors or bagging groceries at Publix always contributed to a nice day. Charlie and Louise were gifts to us all. We acknowledge with gratitude and respect the life they lived and shared with us for a short period of time. The memories of Charlie and Louise will forever live in our hearts.

January is Mail Box Month

The mail boxes in Silver Ridge have become eye sores. Some homes have kept pace and updated their boxes; however, most have not. As a whole the boxes have been left alone to withstand the ravages of the last 10 years of wear and even vandalism. The Board of Directors are asking everyone living in Silver Ridge to look objectively at their mail box. Some suggestions are:

1. Replace the mail box and support.
2. Replace only the mail box.
3. Repair and paint the mail box.

A Gift That Saves Lives

by Frank Goodman

Everyone sets goals. One of mine was very simple. I set a goal in 1964 while sitting next to the owner of a local radio station. He was donating blood. Being a first time donor, I was amazed that this was his fourth gallon. A decision was then made - I would donate 5 gallons in my life time. I thought this would truly be a big accomplishment. I had never heard of anyone doing this before. Over the past 32 years my ambitions and goals have been forever changing. My goal remains, but has increased in size since I first gave a pint of blood. It is very hard to be selfish when so many people need the "gift of life".

I already have been presented a plaque by the Central Florida Blood Bank. The plaque states: "*Recognizing your devotion to the saving of human life*".

Now I am looking forward to another big achievement. On December 27th, 1995, I will have given my 200th donation. This truly will be a very rewarding moment in my life. I will have finally reached my goal of 25 gallons.

Interesting Holiday Traditions From Some Of Your Neighbors

Joyce Muller says that she, her husband, and her daughter spend their day eating: "We eat breakfast at my sisters, lunch at my mom's, and dinner at his mothers."

The Martinez family starts Christmas celebrations early - at 4am. After spending the night preparing the Christmas dinner - roasted pig, the

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SILVER RIDGE HOMEOWNERS' ASSOCIATION

P.O. Box 680007
Orlando, FL 32868-0007

(407) 263-7502

Board of Directors

Sam Branch
Edward Garcia
Frank Goodman
Eric Oelschlager
{vacant}

Officers

President - Frank Goodman

Vice President - Sam Branch

Treasurer - Ed Garcia

Secretary - Eric Oelschlager

Member's Account Management

Don Asher and Associates, Inc.
52 E. South Street
Orlando, FL 32801-3396
(407) 425-4561

Board of Directors Meetings

All members are welcome to attend the monthly Board Meetings, held the second Tuesday of each month, 7:30 PM, at the Oasis Community Church, 2332 N. Hiawasse Road. (just south of Silver Star Road.)

Orange County Sheriff's Department

Suspicious Activity / Non-Emergencies

(407) 657-2500

men of the family set out on foot to
serenade nearby friends and family
with songs accompanied by a variety

of musical instruments, in exchange
for a bit of rum at each stop.

Financial Information- Income and Expenses, 1/1/95 through 11/30/95
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The year-to-date income and expense figures, as of November 30, are shown in the following table:

Income or Expense Category	Actual Income	Budgeted Income	Actual Expenses	Budgeted Expenses
Dues	33021	32008		
Overdue Dues	2126	0		
Interest on Dues	965	0		
Interest Earned	610	0		
Misc Income	795	0		
Landscape & Maint			9062	11520
Utilities (Water, Elec, Phone)			2858	1925
Misc Expenses			617	2210
Management Contract			5737	5335
Legal Expenses			5539	3667
Insurance			2931	2567
Misc Administrative			3490	4784
Totals	37517	32008	30234	32008

Volunteer Opportunities

Volunteers will be needed to help take down the holiday decorations during early January. To help, please leave a message at 263-7502, and someone will contact you.

Orange County Election Officials are looking for volunteers to staff the local polling places for the upcoming county, state and federal elections in 1996. Call the Orange County Election Supervisor's office at 836-2070 if you are interested in helping out.

Volunteers will be needed during the early spring, to help plant new flowers at the front entrance, once the danger of winter frosts and freezes subsides. Call Beryl Branch at 293-6638 for details.

Volunteers are also needed to perform periodic litter patrols of the front entrance and main intersections of our subdivision. If you are tired of looking at litter laying around, please call 263-7502 and give us a hand.

<i>Profile</i>

Tom Staley, Orange County Commissioner, District 2

EDUCATION

Oviedo High School

ORANGE COUNTY PUBLIC SERVICE

Elected to Board of County Commissioners, 1990 and 1994

OTHER PUBLIC SERVICE

Metropolitan Planning Organization; East Central FL Regional Planning Council; Environmental Protection Commission, 1983-1990; LYNX board of directors; Orange County Courthouse Selection Committee; FL Citrus Sports Board of Directors; Value Adjustment Board; Economic Development Commission; Airport Zoning Board; Tax Equalization Committee; Orange County Co-Pac.

AFFILIATIONS

Foliage Sertoma; Apopka Community Redevelopment Agency; Zellwood United Methodist Church.

MILITARY

U.S. Navy, WW II veteran

PERSONAL

Born in Macon, GA; moved to Florida in 1936; former manager, Zellwin Farms (vegetable farmer); wife: Norma Lou; children: six children, eight grandchildren.

RECREATION

Golf; collecting Indian arrowheads; soaring.

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**FORWARDING AND ADDRESS
CORRECTION REQUESTED**