



Village Woods Newsletter



Publisher Lee Webster

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MONTHLY MEETING MONDAY MARCH 09 2009 10:AM

INSURANCE

As of January 1st 2009 the Florida condominium statutes require that unit owners provide the association evidence of a currently effective hazard and liability insurance policy. The evidence of insurance can either be a current certificate of insurance or policy declaration page that shows the policy number, effective date and coverages provided.

You recently received a letter from SCARR Insurance Group outlining the requirements. You also received a quotation showing coverages and the premium. If you do not have insurance you are free to get the required insurance from whom ever you choose. Mr. Scarr is the agent that is used by Village Woods to insure our condominium buildings. Again, you can choose whomever you wish. **Send proof of insurance to: Management & Associates, 720 Brooker Creek Blvd., #206, Oldsmar, FL 34677 or give to one of the board members. VERY IMPORTANT!**

Questions?

Meeting 10:AM – March, 09, 2009.

2009 BOARD MEMBERS

President	Dan Brown
V. President	Lee Webster
Treasurer	Robert Lehmann
Secretary	James Beebe
Director	Frank Ruddy

WHAT'S BEEN HAPPENING IN VILLAGE WOODS?

Progress report

- New control valve on well #4.
- New underground piping well #2.
- New roofs – 2 more buildings left to do.
- 10 more pallets of sod installed.
- Over 50 dead bushes replaced.
- Plantings at above ground piping on Clocktower.
- Village Woods Signs repaired and painted.
- New lights installed on VW signs.
- Blacktop patching on Danube Dr.
- Rust stains removed from buildings.
- Trees trimmed and pruned.
- Dead trees removed on Dearborn Dr.
- Met with Pasco Co. Utilities to have above ground water valve not installed on Darwood.
- Purchased 2 backflow preventer valves (over \$6400.00) to comply with Pasco County requirements.
- Replaced damaged sidewalk areas.
- Instrumental in getting handicap access to new Clocktower sidewalk at Dearborn Drive.
- Reviewed many, many architectural change requests.

WELCOME BACK

Management and Associates recently hired Tina Schaub. Tina was with our previous management company and will be our community association manager. Tina has done an outstanding job for us in the past and it is good to have her back. Lois Bowman has been reassigned to another property and did a good job for us after learning how our board functions. We wish Lois the best of luck in her new role.

