

Regency Place Homeowner's Association, Inc.

170 Lady Diana Drive, Davenport, FL 33837

regencyplacehomeowners.com

Ph 863-420-7799

August 1, 2024

Please regard this as 14-day notice for the HOA Board meeting held 6:30 pm at the Regency Place pool scheduled for **August 20, 2024**. The meeting will cover:

1. Call Meeting to Order / Roll Call
2. Reading of the Minutes
3. Treasurer Report / Finances
4. Repairs
5. Old & New Discussion
6. Adjourn

Current Dues – Current statements are enclosed and due on September 1, 2024 and past due thereafter.

2025 Dues – A reminder - Dues are \$660 per year beginning **2025**. Payments for March and September will now be **\$330** (or **\$660** yearly) and continuing for subsequent years until an increase is voted upon.

Recycle – New information for curbside recycling reports Friday recycle collections will continue through the end of September. As of October 1, 2024, curbside recycling collection will be discontinued entirely. At this time, Polk County waste states after October - you may use your recycling cart for garbage or yard waste until your cart is no longer serviceable or you may call 863-284-4319 to request its removal.

Garbage/Recycle Cart - Garbage/recycle carts are put to the curb on day of pickup and put away on day of pickup. You must store your **garbage/recycle carts** and other non-yard items out of sight, such as in the garage or to the rear of the home specifically “behind your home”.

Broken Garbage/Recycle Cart – Go online to schedule repair/replacement of the broken garbage/recycle carts. You may call instead 863-284-4319 to schedule repair/replacement. It is advised to notify the HOA of your broken cart to ensure you do not receive a violation for your cart put out on a non-pickup day.

Other Garbage - Additional larger garbage that does not fit in your garbage cart are put to the curb only on the 4th Monday of the month for pickup. Polk County waste will pick it up on that 4th Monday.

Bulky Garbage - Items such as furniture and appliances are also put to the curb on the 4th Monday of the month. Call for information/questions at 863-284-4319.

Property Maintenance – Keeping up with maintenance is key to avoid violations. Please clean up and maintain your property per covenants as well as make all timely repairs. This includes regular yard maintenance (mowing, edging, trimming trees & shrubs as well as power washing & painting as needed). Obtain ARC approval as it applies for exterior projects.

ARC - **You must wait until approval of your applications before beginning work** on your exterior projects. Please see Regency Place web site for exterior project examples, instructions, forms and even approved house colors at regencyplacehomeowners.com “**ARC**” page. Submit applications to an ARC member in person or to the ARC via certified mail as mentioned in application.

Parking violations and/or towing of your vehicle will apply for parking on the street between the hours of 11 **pm** and 7**am**. There is also no parking on non-paved (grassed) areas anywhere in Regency Place. Trailers, boats, RVs, u-hauls, dumpsters, PODs, etc. are not allowed to park overnight in driveways without approval. You may get temporary parking approval by the ARC or utilize overnight parking at the pool.

Pool – Signs are all around the pool area as regulated by Polk County. Children under 16 must have an adult **inside** the pool area. Other older teens are not to be left in charge of children at the pool. Life saving devices are not pool toys. Please leave them on the fence to use in emergencies only.

Best Yards in the Community – Each month you will see a different property with a Yard of the Month sign posted. That sign recognizes the owner's diligence for beautifying their property. A \$25 Lowe's gift card is a small token of appreciation awarded to the recipient from the Community Events Committee. Residents (owners & tenants) are eligible except Board, ARC & other HOA committees.

Yard Sale – Get ready – the next community yard sale is November.