

Regency Place Homeowners' Association, Inc.

170 Lady Diana Drive, Davenport, FL 33837

regencyplacehomeowners.com
Ph 863-420-7799

Feb 1, 2024

Fellow Homeowners:

Please regard this as 10-day notice for the HOA Board meeting held 6:30 pm at the Regency Place pool scheduled for **February 15, 2024**. The meeting will cover:

1. Call Meeting to Order / Roll Call
2. Reading of the Minutes
3. Treasurer Report / Finances
4. 2024 Proposed Budget
5. Committee Sign-up
6. Repairs
7. Old & New Discussion
8. Adjourn



DUES: Homeowner semi-annual assessment statements are enclosed and due by March 1, 2024 and past due March 2, 2024.

BUDGET: Please find enclosed the 2023 Actual Budget.

MEETINGS: HOA Board meetings are normally held the 17th of each month at the community pool unless posted otherwise. The pool closes at 6:00 pm for those meetings.

COMMITTEES: If you can volunteer your time to improve your community, please let the Board know by phone or at the HOA meeting.

HOLIDAY DÉCOR/LIGHTING: If you have not already removed your holiday décor and/or lighting, please do so. Holiday décor and lighting are required to be removed by Jan 31st each year.

SOLICITORS: Solicitors are from anyone going door to door to sell or even offer you information. Did you know solicitors are trespassing when coming into Regency Place? A sign is posted at the entrance of the community. The HOA has an agreement with the Sheriff department to escort them out. If they come to your door, you have the right to turn them away, ask them to leave and to call the sheriff department to come out to get them to leave Regency Place.

ROADWAYS: Speed limit in Regency Place is 15 mph. Drive slowly over speed bumps to avoid damages to vehicles. The HOA will not be responsible for damages. Polk County Sheriffs will charge a minimum of \$160 for each infraction of speeding and/or not stopping at stop signs.

PARKING: There is no parking in the streets from 11 pm to 7 am. You will be towed. Parking at pool lot overnight requires a parking form between 11 pm and 7 am. Place completed form in the HOA box labeled 170 at the curb of pool lot.

STREETLIGHTS: When streetlights are out, going on or off or just plain staying on during the day, you may go to Duke Energy's website to report any problem with the streetlight. It's quite easy as you just click on the light location on their interactive map. Keeping streetlights working properly helps the safety of all in the community.

ARC: As a reminder, you must wait until approval of your application before beginning work for your exterior projects. For outdoor projects including but not limited to: fences, painting house (even the same color), roofing, landscaping, pools, hot tubs, satellite dishes & antennas, sheds, screenings, painting driveways (even the same color), window and door replacements, etc. Instructions, forms and even approved house colors are found on the web site at – regencyplacehomeowners.com - on the "ARC" page or at the bulletin board.

PROPERTY UPKEEP: You have an obligation to ensure your property is aesthetically pleasing by keeping it clean and sightly as set forth in Article VII Section 12. Please clean up by power washing mold, mildew and stains from homes and driveways, attending to yards by keeping them green, replace dead areas of grass as needed, maintain pest control, edge along the driveway and curb areas as well as remove and treat for weeds. Please also mow regularly and do not let lawn grow over 6 inches as well as make home repairs as needed.