



September 2012

Pine Lakes Residential Community Newsletter

The 2012 Pine Lakes Homeowners Association Board of Trustees consists of:

President	Pat Schuette	572-5995	Trustee	Joe Kluha	878-0407
Vice-Pres.	Jim Spuhler	846-2634	Trustee	Ron Brown	572-1257
Treasurer	Louise Ullrich	572-0764	Trustee	Rick Homzy	572-5038
Trustee	John Konopka	572-1711	Clubhouse	Anna Futo	238-2814

Pine Lakes Website: www.pine-lakes.org

Calendar of Events

The Trustees would like to thank Mike and Beth Degirolamo for hosting the 4th of July parade. The weather was beautiful and the Strongsville Fire Department and Police Department were both lending their support. The Fire Department opened a hydrant to help cool off all the excited children. Both children and adults enjoyed the doughnuts and cool refreshments.

The Trustees urge more residents to come up with ideas for community activities. We are willing to help and cover the cost of community activities. We have had a visit with Santa and the Easter Bunny in the past and would like to continue these events but we need some volunteers to help organize and monitor these activities.

Association News:

The pavilion by the large pond has been an item of contention this past year. Some residents wanted to tear it down. The Trustees job is to maintain the common areas and not let the area become an eye sore. Although half of the Trustees live in the Southern part of the Development on the other side of Albion, we have been patrolling and monitoring the

activity at the large pond. We have asked the residents in that area to help us and call the police when and if they see or hear any unusual activity in that area. The police have assured us that they will respond to all calls.

As Trustees, we feel that it is everyone's responsibility to call the police if they see anyone vandalizing any property. Some of our own children are doing the vandalism and we have to be aware of what is going on in our own household. The pavilion has been painted along with the tables. New lighting has been installed. Let us see if we can keep it looking good and remind our kids that they should treat the common property as their own and not destroy it.

Trustees' Election:

This year there will be three Trustee positions open for election. Rick Homzy graciously offered at the last Annual meeting to take a one-year position as Trustee to replace Matt Bernard. We hope that he will express a desire to run for a full 3-year term. Trustees, who feel they have run out of steam as one has been on the board for 9 years and the other has been on the board for 7 years, now represent the other two positions. Please consider running and help our Development maintain and manage our own affairs. If no Pine Lakes residents come forward, then a management company will have to be hired causing our annual dues to increase substantially.

Special Projects:

We are very close to moving forward with the bridge replacement project near the pavilion at the large pond. The present bridge is sinking and the slope leading up to it is becoming unsafe. Hopefully we can complete it this year.

We are also working on repairing or replacing the Tennis Courts as they are in terrible shape. The cause of the cracks and buckling of the pavement are a concern that needs to be resolved.

Home Sales:

Three more homes have sold in the Development this past quarter. A new model has been built by Kensington Homes in the Cluster section of the Development. The model is open on Sundays and appointments can be made to view it at other times through the agent listed on their sign. Kensington Homes now has a Website, www.kensingtonhomesinc.com This will help the homes be more visible to people in the market.

As more homes go on sale, it is important that we keep our property in good shape in order to keep the value of all property in the Development at an appropriate level. The hot summer has caused a lot of stress on our lawns and although the recent rains have greened up most of the lawns in the area, some lawns have not been so fortunate. If your lawn has not returned to a lush green and is still brown, check for grubs. If your lawn seems torn up by something digging it up, it could be skunks looking for grubs to eat. If your lawn pulls

up easy, you will be able to see the grubs on the roots of your grass. Spring and Fall are good times to plant grass and trim your shrubbery.

Scott Goldberg and Steve Mattes will be doing a walk through the Cluster Home section of the Development in early October. Notice will be sent to the Cluster Home residents advising them of the day of the walk through so they can express their concerns directly.

Clubhouse:

A map giving directions to the Clubhouse is available on the Pine Lakes Website. This map can be printed and sent with your invitation or you can e-mail it to your guests.

A cleaning service is now available for the Clubhouse upon request. You will still be asked to clean any extraordinary sloppy conditions and remove all trash upon checkout. You are requested to sign a rental agreement the day of your rental. Please be sure to read the agreement and check all items you will be responsible for as you will be responsible for any damage to items listed in the agreement. Stating that the condition or the damage was done before you rented the Clubhouse is not acceptable and your deposit will be adjusted accordingly.

The charge for the cleaning service is \$100.00 in addition to the normal rental and deposit. Payment is due on the day of rental in the form of a separate check or cash.

Codified Ordinances:

Many of the complaints received by the Trustees involve city ordinances, which are not in our jurisdiction to resolve. The Animal Warden who can be reached at 580-3180 handles complaints concerning barking dogs. Complaints concerning Post Lamps and un-kept yards please call 580-3105. You can also check the City of Strongsville's website at www.strongsville.org for more information.

City's curfew for minor aged children.

No person seventeen or less years of age shall be or remain in or upon any public place within the Municipality at night during the period ending at 6:00 a.m. and beginning:

- 1. At 9:00 p.m. for minors twelve or less years of age;**
- 2. At 10:00 p.m. for minors thirteen through fifteen years of age; and**
- 3. At 11:00 p.m. for minors sixteen or more years of age.**

Such provisions of law shall be in effect daily except Friday and Saturday when such curfew hours shall be:

- 1. At 10.00 p.m. for minors twelve or less years of age;**
- 2. At 11:00 p.m. for minors thirteen through fifteen years of age; and**
- 3. At 12:00 midnight for minors sixteen or more years of age.**

Any minor child who violates any of the provisions of this section shall be referred to the Juvenile Court of Cuyahoga County for disposition under the laws in such cases made and provided.

There are exceptions to these rules, which can be checked out on the City's website.

Ponds

Please remember to remind everyone that **No Fishing without Parental supervision** at any of our lakes or ponds is permitted at any time for safety reasons. The stones around the pillars of the small pavilions are meant to keep the pillars in place as they are in the water. By removing and throwing, the stones in the lake will cause the pavilions to eventually topple and fall into the lake.

Fire Hydrants

Parking should be limited to the side opposite fire hydrants only. Please convey this information to individuals when they visit. In case of an emergency, any time saved will go a long way toward a positive outcome.

ADVERTISING FOR PINE LAKES RESIDENT TEENS

Babysitting

Deena Ayyash	846-6473
Kayla Ayyash	846-6473
Megan Barendt	238-1390
Isabella Cromleigh	846-3624
Kelsey McHale	572-9202
Melissa Schemer	268-9767
Zach Thomas	846-6458
Hanna Zwolenik	238-5196

Pet Sitting

Danny Cromleigh	846-3624
Natalie Hocevar	789-4368
Melissa Schemer	268-9767
Hanna Zwolenik	238-5196

Yard Work

Danny Cromleigh	846-3624
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(If you no longer wish to advertise in the Newsletter, please contact Louise Ullrich at 440-572-0764 to be removed from the next Newsletter and the Web site.)

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