

# Regency Place Homeowner's Association, Inc.

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170 Lady Diana Drive, Davenport, FL 33837

regencyplacehomeowners.com  
Ph 863-420-7799

June 6, 2018

Fellow Residents:

**There is no meeting scheduled for June 2018. You will find important reminders for all residents of Regency Place listed here.**

**Pets – Thank you to all responsible pet owners!** You are much appreciated. Many pet walkers have been spotted not following the rules for Polk County & Regency Place. Your pet must always be on a leash. You may not allow your pet to do their business upon any residents' lawns. You are trespassing when doing so. The only common area allowed for pet walking is behind the pool parking lot – not in residents' yards and not at the PLAYGROUND. You must still pick up after your pets and take your doggie bag home to your trash can. For the healthy sake of everyone especially children - do not leave the bag at the pool area or playground.

**Covenants Article VII** as well as the additional guidelines governs general restrictions for owners and tenants. You will find both documents on the web site. You have an obligation to keep your property in good aesthetic condition.

**Garbage Carts** - As a reminder 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". Garbage/recycle carts may only be out on day of pickup.

**Yards** - Please attend 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. Regular mowing is required to keep grass no more than 6 inches high. Please clean up and maintain your property per covenants to avoid violations.

**HURRICANE - Repairs/Replacements** – Homeowners: Many homes are in need of repairs/replacements of roofing, fencing, painting home & other miscellaneous items like soffits & fascias. There is a timeline as noted in the covenants for this to take place. While the HOA Board understands problems with contractors and insurance companies – **To avoid violations**, those whom have not completed these important repairs need to let the HOA Board know of your intentions and timelines. Fallen fencing needs to be removed off the ground and put back up in good repair or removed entirely. Soffits & fascias missing need to be replaced and put back in good repair as intended. If your home needs painting, this also needs to be taken care of. You must submit your ARC applications for your exterior projects. **Homeowners:** Please remember you must **submit ARC applications to obtain approval** to an ARC member **before** beginning work (instructions & forms are found on the ARC page of the web site at – regencyplacehomeowners.com). Page 3 includes instructions on how to submit your applications. Call the HOA at 863-420-7799 with your concerns & questions.

**POOL** – The pool gate is now automatically opening at 8 am and closing at 8 pm for sunset. Please leave the pool area before the gate auto locks at 8 pm to comply with pool licensing.

**PARKING** – Please remember to fill out an overnight parking form for the pool lot. This parking is for temporary overnight parking. There shall be no vehicles on the street between the hours of 11 pm and 7 am for emergency services to access the roads easily. There is also no parking on grassed areas anywhere in Regency Place. Violations and towing of your vehicle does apply.