

The Trailblazer

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INDIAN RIDGE HOMEOWNERS ASSOCIATION

Spring 2014

**Please join us
For the Indian Ridge HOA's
Children's Easter Party
Saturday, April 12, 2014
12 noon - Community Clubhouse**

**Games - Easter Egg Hunt - Lunch
Members Raffle**

**Bring your Easter Basket and your
Best Decorated Egg**

Indian Ridge HOA Account:
\$ 41,967.55

Calendar

General Membership Meeting
April 9, 2014
7:00 p.m.

Children's Easter Party
April 12, 2014
12:00 p.m.

Community Yard Sale
May 3rd and 4th



See something? Say something!

We are asking the residents of Indian Ridge to be pro-active and report any suspicious or unlawful activity to the Sherriff's Department, as well as the HOA. We need everyone's help to keep our neighborhood safe and free of criminal or unlaw-

ful activity. Osceola Sheriffs Office Non-Emergency number is 407-348-2222. If you see drug activity you can call 407-348-1174 to make an anonymous report.

Community Project Updates

The additional cameras have been added to the security system and are all up and running. They were added to give us additional coverage in the pool, tennis courts, parking lot, playgrounds, and recreational areas. Additional lighting will also be added to the pool area

in an effort to extend the life of the expensive LED lights inside the pool that currently stay on throughout the night. New umbrellas for the pool area are being ordered and should be in place soon.

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Community Pool Reminders

The pool is open from dawn to dusk.

- The pool area does have surveillance cameras. Anyone at the pool after dusk or violating pool safety rules, will be subject to being trespassed.
- Adult supervision is required at the pool for anyone **under 14** years of age.
- Residents in good standing may reserve 2 tables

for parties by making arrangements with the HOA first. **You must have advance permission to place an inflatable anywhere on the common grounds. Permission depends on the type and the condition of the grounds.** A \$25 cleaning deposit may be required.

- For everyone's safety, no glass or pets are allowed in the pool area.

- Be sure to close the gates and bathroom doors behind you. Do not prop open the doors.
- The pool is for the use of Indian Ridge residents and their invited guests only.
- If you find yourself in need of a pool key, please send us an e-mail and we'll arrange to get one to you.



Parking in Indian Ridge

Just a reminder to our residents that there is **no parking on the street or in the grass** as per our Deed Restrictions, as well as the Osceola County Ordinance 12-10.

Permits can be requested and will be issued for residents who are having guests and do not have room in their driveway for

additional cars. Permits are only valid for the hours between 8am and 2am.

You can download a Parking Permit Request form at www.indianridgehoa.com/parking. It can be submitted via email, fax, or call to arrange a time to drop off the form and pick up the permits.

Please also understand that the HOA does not issue the \$100.00 tickets, Osceola County Code Enforcement issues and receives the money from these citations.

If you receive a citation, please don't call the HOA to ask how we can "get rid of the ticket" for you.

Fences and Sheds

Old sheds and fences in need of repair have become a growing eyesore in our community. These additions are an extension of your home. Please maintain them accordingly.

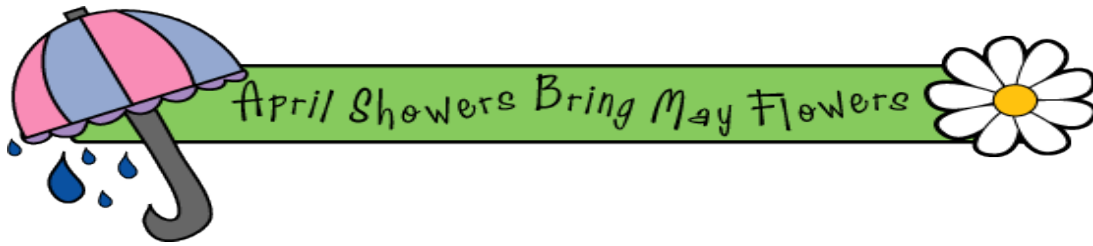
Sheds are not permitted without the approval of the HOA and are limited in type, material and size. Osceola County also requires you to pull a permit to have one installed.

Fences are also limited in height and type of material, as well as where they can be placed on your property and require a County Permit.

Please follow the guidelines in the Covenants and Restrictions to ensure that you are not in violation.

See a COUNTY CODE VIOLATION?

Code enforcement has been successful in getting boats/vehicles/etc off of the grass areas and is continuing their efforts to clean up the neighborhood. Please note that the process is not a fast one, but seems to be getting done. We would ask that you not only report violations to the HOA email, but to County Code Enforcement as well. You can reach them by calling 407-742-0200.



.....And also tall grass!

It's that time of year again when the rains come and make everyone's lawn look nice and green! Homeowners are planting flowers and fertilizing their lawns.

We realize that work schedules and the rain itself, sometimes makes it difficult to get the grass cut, but please try to keep up with mowing and trimming.

A reminder to our homeowners who have a sidewalk, trees, shrubs, or fence behind their homes that it is your responsibility to keep the sidewalk clear and passable. This includes cutting the grass between fences and sidewalks, as well as trimming tree limbs or bushes that hang over the sidewalk.

Keep in mind that it could be a County violation to blow your lawn clippings in the storm drains or empty your lawnmower bag in the retention areas.

Please make sure you and your lawn service company try to keep the clippings on your lawn and not blow them in the street to end up in the drains.



Community Yard Sale - May 3rd and 4th

Start putting together your yard sale items you collected while doing your Spring Cleaning!

The Community Yard Sale is advertised and a great way to not only to make a few dollars on unwanted treasures or acquire items you may need at a great price, but also a good time to get out and meet your neighbors!

The more residents who participate, the more successful it will be.

The advertised start time is 8am, but you can set up as early as you like!

Also keep in mind that the Osceola County Land Development Code has rules regarding "yard sales".

One of which states that they are **LIMITED TO ONE DURING EACH SIX (6) MONTH PERIOD, FOR DURATION NOT TO EXCEED THREE (3) DAYS.**

PLEASE DO NOT USE OUR EXISTING SIGNAGE TO ATTACH YOUR SIGNAGE TO, AND REMEMBER TO PICK UP YOUR SIGNS AFTER YOUR EVENT OR SALE

Junk and Debris - Trash Cans

We have had numerous complaints regarding trash and debris throughout the community.

One mistake we see is that homeowners or guests are using the recycle bin (large green with yellow lid) for regular trash. They will not pick it up! This causes the trash to sit around some-

times for weeks until it is taken out and then put in the correct cans.

The biggest problem seems to be animals, mainly raccoons and vultures. But the problem starts with us humans who don't use trash cans with lids! You cannot put trash bags along side your house or at the end of

the driveway and expect it to go untouched until pick-up.

I realize that the trash collectors destroy the trash bins, but please invest in cans with lids to keep the trash where it belongs!