

**Forest Lakes Country Club Estates
Homeowner's Association
Post Office Box 7226
Pinecraft Station
Sarasota, FL 34278**

Presorted Standard
U.S. Postage Paid
Permit #413
Manasota, FL



"A DEED RESTRICTED COMMUNITY"

Know Your Block Captains

| | |
|----------------------------|---------------------------|
| Beneva Road | <i>open</i> |
| Brookhaven Dr. (north) | Sandy Ayers-Rose |
| Brookhaven Dr. (south) | Susan McGann |
| Brookline Dr. | Howard & Rica Firth |
| Collins Street | Nancy Smith |
| Espanola Ave./Drive (west) | John Lewis & Lynn Thomson |
| Espanola Drive (east) | John Lewis & Lynn Thomson |
| Glenna Lane | Sandy Ayers-Rose |
| Mid Ocean Circle (north) | Jo Carter |
| Mid Ocean Circle (south) | Linda Petrilla |
| Pine Valley Drive (west) | <i>open</i> |
| Pine Valley Drive (east) | Jack McGee |
| Pine Valley Lane | Jack McGee |
| Riviera Circle | Joann Ganey |
| Riviera Drive | Marie Diffley |
| Sea View Street | Stephanie Jones |
| Stafford Lane | Nancy Plummer |
| Tanglewood Drive | Bill Taft |
| Westport Lane | Nancy Plummer |
| White Sulpher Place | Corry Tyle |

FLCCE HOA Board of Directors

| | |
|----------------|-----------------------|
| President | Graham Hildebrand |
| Vice President | Bill Taft |
| Secretary | Scott Tyle |
| Treasurer | Joann Ganey |
| | Bill Buttaggi |
| | Vicki Bass |
| | Sandra Rose |
| | Rick Westover |
| | Celeste Dority |
| | Lise-Anne Charbonneau |
| | John Maxwell |
| | Carol Miller |
| | Nancy Plummer |
| | Lynn Thompson |

MARCH 2009 NEWSLETTER

FOREST Lakes
Annual Community
YARD SALE
SATURDAY MARCH 14TH
8 A.M. TO NOON



**An announcement will be placed in the
Sarasota Herald Tribune.**

**Set up in your driveway & earn some extra cash!
It's a great time to visit with neighbors and see what
they're selling, as well!
We'll see you there.**

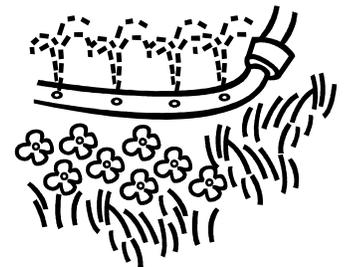
The FLCCE ANNUAL MEETING was held January 13th at the South Gate Community Center and approximately 80 homeowners attended. Lynn Thompson and the four incumbents were unanimously elected to serve on the Board of Directors. The Holiday Lighting Contest winners were announced. A big thank you to all who participated. The neighborhood certainly looked festive! Also thanks to Donna Ventriss for supervising the event. And the winners were:

| | | |
|------------------------------------|---------------------------|---------------------------|
| Fernando Santini - | 2042 Beneva - | Festival of Lights |
| Victoria Bass - | 2032 Riviera Dr - | Classic Christmas |
| Rick & Bobbette Marks - | 2308 Tanglewood - | Tropical Fantasy |
| Tobey & Judy Hockett - | 3232 Pine Valley - | Santa's Choice |

Rick Westover is currently handling the Security Patrol scheduling and patrols are taking place nightly. If you are able to volunteer to help keep this important crime prevention tool operating, please contact Rick at westoverr@comcast.net or 923-5019 by phone.

Pine Valley West and **Beneva Road** are presently in need of Block Captains. Please contact Lynn Thomson at LT1039@verizon.net for information on what those duties entail. The New Resident Packets are available for circulation and current block captains should contact Lynn to arrange distribution. Also, Block Captains please remember to copy Lynn on email messages relative to any problems or concerns.

Watering restrictions are very important in these times of drought. "Sarasota County reminds all residents of unincorporated Sarasota County of the following landscape and irrigation water restrictions. These restrictions apply whether the source of water is a well, pond, or from a utility system. **Water on Thursday for odd house numbers; Tuesday for even numbers.**"



For details, see

<http://www.scgov.net/EnvironmentalServices/Water/Conservation/WaterRestrictions.asp>

Or for more information you can call **941-861-6790**, option #3 or an e-mail message to utilitybill@scgov.net

DEED RESTRICTIONS

These are difficult times for all homeowners in Forest Lakes. Not only is the golf course a major problem, but depressed home values are generating a major concern for those whose homes must be sold. Strict maintenance of your Deed Restrictions is only tool that your Board of Directors has to help retain our property values before the economy turns around. If we relax the restrictions at this critical time that encouraged you to purchase in this community, there is no undoing the changes. Therefore we intend to be most vigilant in preventing the abuse of restrictions.

Our hope is for those who violate the Deed Restrictions (**your DR's can be viewed at www.flcce.com**), when they receive a letter from the Deed Restriction Committee defining their violation, they will correct the problem. If that friendly letter is ignored, we will send a follow-up letter advising those individuals that they have previously been advised of their Deed Restriction violation, and because they have ignored the previous letter, we are offering them an opportunity to meet in Pre-Trial Mediation to resolve the issue. If the violator refuses Pre-Trial Mediation, we will go to court to enforce the Deed Restrictions. Each party is responsible for paying one-half of the Mediator's fees. (*Editor's note: Pre-Trial Mediation is specified in FL Statute 720.*)

Annual Meeting Recap of Sewage Plant and Golf Course News

Bill Taft reported for Bill Buttaggi. Bill gave the background and overview of the sewage plant and indicated it is now closed and awaiting being demolished.

He also presented the background and overview of the status of the golf course and the violations occurring there.

March 17, 2004: Forest Lakes Development (FLD) purchased the course.

February 14, 2006: Wachovia agreed to a \$47,000,000 letter of credit to FLD.

August 24, 2006: FLD filed Notice of Commencement to demolish the clubhouse and remove asphalt pavement.

January 15, 2008: Wachovia Bank sought foreclosure of mortgage to FLD

January 1, 2008: Wachovia was acquired by Wells Fargo.

(Editor's note: Although foreclosure papers have been filed, other legal steps are required before foreclosure finally occurs. Thus the property is still owned by FLD.)

The County Code Enforcement process for handling complaints was explained as well as a detailed explanation of how the special County Magistrate has handled the issue of weeds in excess of 12 inches.

There was discussion from the floor regarding concern for the course being a fire hazard and the concern for flooding. The Board members indicated their recent course tour with the Fire Marshall, who deemed the fire hazard a moderate risk. The Board promised to contact the County the next day about flooding. Questions were raised from the floor regarding residents cutting a perimeter on the course behind their homes or having it done. This led to comments from residents who have done or had the work done.

In addition, there were concerns from the floor regarding the Golf Course over growth that obstructs traffic visibility. The Board indicated the County would be contacted the next day.