



Huntington Estates
Homeowners Association
Neighborhood Newsletter
1st Quarter 2021



John Kellerman – President, 850-459-9553
Edson Manners – Treasurer, 850-212-2562
Carlos Amado – Secretary & Maint. Chair, 850-676-1625
Lois Davis – Board Member, 850-562-3660
Candy Strand – Registered Agent, Public Relations & Recreation Chair, 850-445-4841 (Non-Board member)

Clay Whitaker – VP & ACC Chair, 352-258-6985
Terry Maier Maint. & ACC, 850-566-4000
Grant Kimball ACC, 716-939-8759

Greetings neighbors!

It was wonderful to end the crazy 2020 year with a significant increase in community visitors, driving through the neighborhood to enjoy our **Christmas decorations**. This was a great opportunity for families to get out of the house together and have a pleasant distraction from the confinements brought about by COVID-19. The Board authorized purchase of Christmas lights for the entrances, and our neighbors not only decorated their homes, but donated banners, colored lights, bows, and even lawn lighted deer. In particular, we thank Jennifer Britt, Barbara Cook, Terry Maier, Deborah Newton, and Candy Strand for their donations and/or assistance in decorating the entrances. We plan to start this year's decorations before Thanksgiving, when we have more family members visiting the neighborhood. Our decorations are a great way to promote and add value to our neighborhood "brand."

HEHA Meetings. As you may know, our regular meetings of the Board of Directors and members are held on the second Tuesday of each quarter – usually starting at 7 p.m. For the foreseeable future, we will connect and record these via Zoom. A reminder notice will be posted in the [HEHA Web Page](#) and sent via e-mail with an access password. NOTE: The website also contains previous Minutes, recorded meetings, financial reports, etc.

The 1st quarter 2021 Board meeting was held on Tuesday, January 12th. During this meeting, the Board elected its officers, as listed in the heading of this newsletter, above. The new Board members, serving a 2-year term are Clay Whittaker (re-elected), and newly elected Carlos Amado. Lois Davis joined the Board having received the next highest number of votes in the last election after Jon Holtom resigned due to personal reasons. Candy Strand, although having stepped down from the Board of Directors, volunteered and was voted as the HEHA Registered Agent. She will continue to provide the official address - 3728 Dorset Way, Tallahassee, FL 32303 – to support realtor and other mail requests in a timely manner.

The next regular meeting will be Tuesday April 13, 2021 at 7 p.m., via Zoom. Mark your calendar.

Finances. Our Treasurer, Edson Manners, reported very positive news for 2020. We met our budget targets in 2020 and the road fund stocks & bonds yielded a 13.9% return on investment for the year – exceeding the 6% goal. As of January 12, seventy members have not submitted their HOA dues for 2021, which were due January 1, 2021. Please submit these as soon as possible or make a specific accommodation request to the Board for payments.

Outlook for 2021. The Board has very important projects for this year, in which membership feedback and voting will take place. So please stay in touch and respond when requested. These are the major projects:

1. The **Covenant & Restrictions (C&R) Revision**. By the end of February, we will request your feedback on various changes already proposed and others that you may have. Then there will be a second

consolidation where you can vote on various options per C&R Article. And before the year ends, we expect to have a vote of all members to adopt the final, comprehensive, C&R update.

2. We will also get some quotes for a **HOA Management Company**. Such a move will likely increase the annual dues, so voting on the proposal(s) will take place around June. Part of the reason for this may be that the volunteer Board needs help enforcing C&R's in a more consistent and timely manner, and we do not have enough volunteers to help the Architectural Control Committee (ACC) perform these tasks. Another reason may be that some C&Rs, created in 1975 by the Developer, are deemed unclear or not up-to-date; thus, the effort to make a comprehensive revision. Lastly, working as a volunteer, for the benefit of the neighborhood, sometimes feels like a thankless job – even though we know that it is valued by most.

3. Coordination for **re-paving the roads** will begin this year, to complete most, if not all, phases of the project by the end of 2022. Focus will be on improving the drain surfaces, and drainage effectiveness.

New Neighbors. We would like to welcome the Boulos' to the neighborhood. Valerie and Michael, along with their lovely daughters Kaitlin and Fiona, purchased the house previously owned by Debbie and Michael Flury at 3552 Carrington Drive. Valerie is a librarian at FSU, and Michael is a Chemistry teacher at Lincoln H.S.

Help by Text. The various committees and officers sometimes need a little assistance or some brainstorming ideas to improve services and products. We are hoping we can text those of you who volunteer. For example:

1. The HEHA Secretary could use content inputs and format suggestions for the newsletter. We would love to start recognizing promotions, awards, anniversaries and birthdays of neighbors.

2. The Maintenance Committee could use help identifying maintenance issues in common areas
 - Also, if you can be consulted for electrical, plumbing, tree transfer or gardening tips.
 - And if you may be available to help sometimes, when tasks are scheduled in advance.

3. The Architectural Control Committee (ACC) could use help highlighting new issues for early attention, and in tracking communications (e.g., first and second notices - formatted and worded in a friendly manner).

To volunteer, please text Carlos at 850-676-1625, email hehasecretary@gmail.com or the committee chair.

Residential Bulk & Yard Waste. You need to call Waste Pro at 850-606-1899 whenever you have bulk waste that exceeds the 6 ft. long, by 4 ft. high, by 4 ft. wide volume that can normally be picked up during the weekly trash collection day. Keep disparate waste separate; for example, fence wood boards separate from tree limbs. If your waste is not picked up, call Waste Pro to follow-up. Their service goal is to pick-up weekly or as scheduled with you during the call. Should you need assistance in making wood / waste piles 6 x 4 x4 ft. for normal weekly pickup, please call Carlos 850-676-1625 for chainsaw/labor assistance. This is a free service from a neighbor 😊