



Orange Peel

CITRUS GLEN NEWSLETTER
OCTOBER 2006

The President's Message

The latest Board Meeting of the Executive Estates of Boynton Beach Homeowners Association, Inc. (Citrus Glen) was held September 26, 2006. The meeting was short and to the point. The Property Manager reported on the progress of various projects in the community including the repairs of the tennis court lights. The Board approved the contractor for cleaning the sidewalks. The President explained to the membership that the new year is approaching rapidly and that soon we will have elections to the Board. There are two outgoing Board Members (Bob Moreno and George Lotridge) and replacements need to be elected. The President requested the members present to please volunteer to form the Nominating Committee at the next Board Meeting. The job of the Nominating Committee is to find Association Members that are willing to serve as Board Members and officers of the association. The President said that in his opinion there are two very important qualifications to be a Board Member, a desire to serve the community and the ability not to take things personally.

The President also reported that after three Hurricanes, the community has recovered in a remarkable manner. We had a problem with a valve on one of the irrigation pumps and it is now corrected. We will continue to work to replace bushes and trees that were damaged or destroyed by the hurricanes. The Board thanks Mrs. Lotridge and the landscaping committee for their hard work with the landscape and management company to continue to maintain and improve the appearance of our community. If you have any problem or suggestions regarding landscape, please contact any member of the committee.

As we approach the holidays, we would like to remind you to please be careful with power cords. Make sure that cords are not on the ground as the landscaping workers perform their work. The landscaping company is not responsible for damaged cords. In addition, we are sure no one wants to see cords tangled around the tractors that may endanger the worker's life.

There was a request to form a Social Committee. The members present at the meeting were in favor of the project. Ms. Oliva from 165 Citrus Trail Circle volunteered to chair the committee. Ms. Oliva will be sending a document to all members with the purpose of the committee and a survey to find out the wishes of the membership. We ask you to please make sure you reply to the survey. Your reply regardless of your feelings, is very important to determine the needs and wants of the membership.

Some residents and guests are still parking on the grass. Please remember that we have sprinkler heads in the ground and parking on the grass may break them. The replacement and repairs of the sprinkler system are funded by the monthly fee that we pay to maintain our community. With the tremendous increase on insurance and other items, the Board will be unable to continue to maintain a low monthly fee without your help. Do not park on the grass. Parking at Citrus Glen is limited to the sidewalk side of the street.

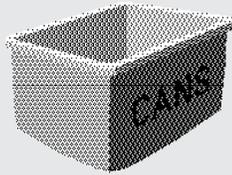
Bob

*Please show your community your support
attend*
**THE NEXT REGULAR MEETING
OF THE BOARD ON OCTOBER 31, 2006**

***Come Join Our
Pool Exercise Class
for some fun***

**Monday - Wednesday - Friday
9:30 am to 10:00 am
Contact Inez, 732-1253**

Trash Information



Monday regular garbage and bulk
Thursday regular garbage and recycle

Vegetation Residents may put out an unlimited quantity of vegetation in lengths not to exceed four feet (4") in length, and/or four inches (4") in diameter at the curb for pick up on their scheduled bulk trash day

AVOID GETTING GOUGED

Soon after the winds die-down, people looking to turn a profit on the storm will show up. Be on the lookout for profiteers and price gougers.

If you need something, first ask a friend or relative who lives outside the emergency area to deliver or ship it to you. This is especially helpful for big-ticket items, such as electrical generators. Delivery, though, may take days.

YOU can try to bargain with gougers, but it won't be easy. People who load trucks with goods and drive to emergency areas do it to make money, fast.

Don't hire unlicensed roofers or contractors or fly-by-night tree trimmers. Unqualified repair crews do lousy work or sometimes no work at all.

If you know gouging is occurring, report it to the state Attorney General's Office. In Florida, the number to call 800-646-0444. Media reports including the names of people's businesses accused of gouging can often help prevent spread of profiteering.

We need Short Stories, stories of interest

Should you want to make a contribution to the newsletter or would like to have some news made known, please feel free to contact Bonnie Valentino at

Bonnievalentino@yahoo.com or 733-9302.



FLOODWATER AND YOUR CAR

After the storm, avoid driving through puddled rainwater. Here's why:

Engine intake system. Water in the intake system ultimately gets into the pistons, which are designed to compress air. But water doesn't compress, and the resulting pressure can bend piston rods or crack the block. Either essentially ruins the engine.

Transmission. Water makes the gears slip.

Brakes. If the rotors are very hot, exposure to water can warp them. The result is your car will vibrate when you try to brake, particularly at higher speeds. In addition, water may get into the brake lines and cause brake failure immediately or later.

Interiors. Water in the driver and passenger compartment ruins carpets, upholstery and the foam in the seats.

Electronic systems. Many manufacturers install automobile computers in the floorboards and under the seats. Water damage to these components can result in all sorts of electrical and electronic problems.

If your car was flooded:

Check with your insurance agent to verify extent of coverage before repairs.

If your car stalled because of flooding, have a mechanic look at it before you restart it. A car may start up after a dousing, but problems with certain systems with water in brake lines for instance may not show up until later, and cause dangerous failures, while you're driving.

The engine, transmission, brakes and power steering are the most vulnerable systems. Electrical systems are also extremely subject to damage and water-sensitive components may need to be replaced.

At the very least, oil and filter need to be changed; the oil pan is usually the lowest portion of an engine, and water may have seeped in.

If you clean the wet interior of a car yourself, take out all the carpeting and let it dry thoroughly. Damp carpet left in cars can cause rust, months later. Keep in mind that some parts of a car are virtually inaccessible to the average car owner. Doorlocks, window regulators, wiring harnesses and heating and air conditioning components often are tucked into small spaces and can fail at later dates.

LETTERS FROM YOUR NEIGHBOR

Just wanted to let you know that we had someone steal items from one of our vehicles on Saturday night 8-19-06 at about 9:30 P.M. It occurred just minutes after I had went inside my home, because I forgot something in my vehicle, so when I went back to get it and it was already gone. I noticed the glove box was open and I had not opened it. The next day I noticed my ashtray was missing also, which contained some loose change in it. This person was very bold because they did it as soon as I went in my house and it was only 9:30 at night. I thought maybe we could mention it in the next newsletter, and at the next meeting, especially if anybody else has reported something like this. We need to be careful because sometimes we get comfortable in our settings and surroundings, but we still need to take precautions. The items that were taken don't worry me that much. What really bothers me is the fact that I now have an unsafe feeling inside of me about my neighborhood.

Thanks,
Dennis Spencer

REPORTED BY: Bryan Garner

October 5, 2006

Those of you who have homeowners associations know they can either help or hurt a neighborhood, depending on the rules they make. Treasure Coast Bureau Chief, Bryan Garner talked with one homeowner who thinks his association has gone too far.

Like many of the people who live in Hammock Creek, Dan Enright was drawn to its beautiful homes, manicured lawns and family friendly feeling.

"I love the neighborhood it's nice, it's clean, has a school, city water and city sewer."

But he says he didn't expect all the rules and regulations that would come with it.

Like the restriction on vehicles, SUVs, minivans and sedans are OK but Dan says he had to sell his Chevy Avalanche because the neighborhood won't allow pickup trucks in driveways.

MORE INFORMATION: For more information on the Homeowners' Association Act, please visit: <http://www.ccfj.net/HOAFS720PartIII.htm>

The pickup is different now it's not what it used to be. They're family vehicles. Right now we're in court over Cadillac Escalades and it's ridiculous we're in court over that."

Then there's the closed door policy on garages.

"Your garage door has to be closed at all times unless you're leaving or coming or working on the property."

But the one that Dan can't seem to understand: the neighborhood's rule on noise. After 10 pm, you better not tell a good joke, because loud laughter and conversation are not allowed.

"If you're caught laughing too much you'll be fined 25 dollars a time."

"No joke?" "No joke."

I spoke with the head of the local homeowners association. He says only a few families, including Danks, made any complaints about the new rules and regulations. He says the board's job is to try and maintain property values.

But Dan says, when you cut back on laughter, in his view, the cost of this picture perfect neighborhood is just too much.

"You don't have the same balance in the neighborhood because you're so worried about these rules. And what rule are they going to change next?"

The lawyer for Hammock Creek says the restriction on pickup trucks has been in place since the beginning of this neighborhood and every homeowner signed off on it when they moved in.

As for the rules, noise, garages and others that's up to the neighborhood's board and the way to change the rules is to vote in different board members.

Just a note:

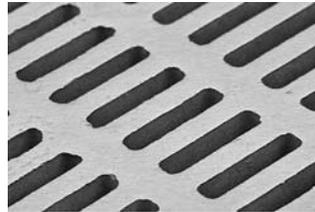
Please do not place your garbage "ON TOP" of the drainage inlets. They are for collecting storm water runoff from the roads and sending it out into the lakes.

It is NOT a sewer! If garbage is left over the inlets it blocks the water that collects from the rain from being sent into the lakes, creating flooding on the roads!

Also, please refrain from pouring any type liquids down there as well, ie..oil & paint, it will pollute the lakes and is illegal as well!"

Let's keep our little lakes healthy and clean!

A Concerned Neighbor!



Questions to the President



When will the pool be done?

We should get the approval at the October meeting to be done by November-December 2006

What is happening with the tennis courts?

The lights have not worked since the hurricane.
They have been repaired and are working now.

What has happened to the replacement benches at the tennis court?

We will look for replacements soon.

What happens when someone places the incorrect material in the recycle bins?

Need to contact the Waste Management Dept. from the City.

Club House

Needs Some New Books!
any donations are greatly appreciated

PROPERTY MANAGEMENT COMPANY MAILING ADDRESS

Gulfstream Services Management, Inc.
P.O. Box 24-4225, Boynton Beach, FL 33424-4225
Tel # 561 733 5550 Managers: Scott Straleau.
E-mail: scott@citrusglen.org

You may continue to use the website facility and it will forward to Scott and to Bob

Hours at Citrus Glen

Tuesday and Thursday 9:00 to 11:00 A.M.

Just a note from your neighbor Theresa!

One of our neighbors, **Ray Palo** owns and runs a **limo and care service**. I recently has the pleasure of using his service to go to Port Everglades on a cruise. He was very prompt and courteous to have a driver pick me up and had the driver waiting for me when I returned from my cruise. *I thought someone might appreciate knowing we have a car service right in our community and one of your neighbors owns it.*
His number is (561) 758-5142



Trick or treat at Citrus Glen

Tuesday 10/31/06

6pm -???

*Place something on your mailbox to
invite the Ghosts and ghouls in!!!*

Trick or Treat!!

It's that time of year for all little goblins and witches to appear!

Our neighborhood, so safe and sound will be their chosen Haunting ground.

"Trick or Treat" will be their cry October 31st evening, so look to the sky. The haunt will begin at 6:00 pm, just dare the weather to keep us in!

This neighborhood is our place to grow and so we want to share our spirit with all our friends and neighbors in it.

For those that wish for us to pass you by we understand and won't even try.

Just tie a ribbon around your mailbox tight or leave on your front porch light, to see all the little goblins squeal with delight.