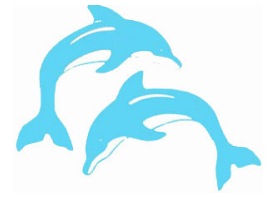




THE BAYWOOD BREEZE



June—August 2018

A quarterly newsletter of Baywood Colony Villas Association

Welcome to *The Baywood Breeze*. This is the inaugural edition of a quarterly newsletter to help inform the owners and residents of Baywood Colony Villas Association. This publication will include timely and valuable information about our Association and events happening in our community. Please expect modifications to this publication as it is a “work-in-progress.”

Did you know the Association now has a website?

Due to the efforts of Madlyn Granieri, Baywood has joined the 21st century with a home on the internet. Madlyn has been an owner in Section Two since 2012. If you have not yet visited baywoodcolonyvillas.com, Please “check it out.”



What is an e-blast?

Wow!! Another step into the 21st century for Baywood. Owners can participate in timely emails from Casey Management by joining the e-blast mailing list. Don’t worry. Unlike Google and Yahoo, Casey Management does not sell your email address, nor share it with other owners. When an owner receives an e-blast, it is sent by blind copy. Please participate via the **Contact Us** found at baywoodcolonyvillas.com.

Who is Jeff Rudge?

Jeff Rudge is our Property Manager at Casey Management. Jeff is an owner’s contact person when questions or concerns arise. In addition to helping the owners, Jeff assists the Board of Directors in the administration of our Association. His various duties include: taking minutes at meetings of the Association, contacting vendors and coordinating the work they do, and communicating with owners when various issues occur. Jeff can be reached by email at jeff@caseymanagement.com or by calling 941-922-3391

Planning to sell your unit?

2017 and 2018 have seen many owners keeping the real estate agents busy in Baywood. For the safety and integrity of the community, any sale or transfer of a unit must have approval of the Board of Directors. What is involved in selling a unit? The unit owner is to notify the Association by completing the *Intent To Sell* form. Our documents require a selling owner to do this when a unit is listed. The *Intent To Sell* form can be found at baywoodcolonyvillas.com. Once completed, it should be sent to Casey Management. The Association has 120 days to void a sale that is closed without proper notification of the sale from the selling owner.



IMPORTANT REMINDERS FOR THE SUMMER

1. The Sewer project began on April 2nd. Please visit baywoodcolonyvillas.com for regular updates on this large improvement to our community.
2. If you have not done so, please change the batteries in your smoke detectors.
3. Before closing a unit for an extended absence, owners should take preventative measures, such as having the AC system checked. Mold grows quickly during our warm, humid summers.
4. All plantings around a unit need to be trimmed back, as the plants grow rapidly during the summer.
5. Sarasota experiences sudden and violent storms during the rainy season. All outside furniture, décor and other items must be stored in the unit or laundry room when the unit is unoccupied for extended time.
6. Florida statute requires that the Association have current owner emergency information on file. Please contact Casey Management if you need to update your emergency information.

It's not my fault!



A Director was recently informed by a disgusted owner that he stepped in dog excrement in the grass outside his lanai door. Please be reminded that owners are to keep their pets leashed at all times. (Sarasota County Ordinance 14-41). If a pet leaves excrement, owners are required to clean up the droppings immediately. Many owners do not have pets and it is important to be considerate of your neighbors by following the pet guidelines set forth in the Resident Handbook (p. 11)

Question: Where is the Pool Boy?

Answer: Oh yeah, wait, we don't have a pool boy!

The Unwritten Rules of Our Pool

1. Listening to music: Please use earbuds and/or keep your Bluetooth speaker volume low. Others may not like to listen to Punk Rock.
2. Be careful when spraying tanning products—try not to use it like mace.
3. If you are the last one out of the water, please check to see that the rope is in place that divides the shallow from the deep water. It is a pain to put in place when one is in street clothes.

4. After using a lounge chair, please set the back in the highest upright position. This deters mildew and we all know it is yucky to sit or lay on mildew.
5. After using an umbrella, please lower it and securely tie it closed. Open umbrellas like to imitate rockets when there are high winds.
6. Please tip the chairs against the table when finished using. (see #4 for benefit)

Since we don't have a pool boy, we all need to help keep our swimming pool clean and safe!!



Nothing Important Happens in the Off-Season
Wrong!!

The following are happening this Off-Season:

1. The Board will meet on Wednesday, June 20th at 3 pm in the clubhouse.
2. Our landscape vendor is terminating our contract and the Association must find a replacement by October 1st.
3. The sewer project was delayed a few days by Tropical Storm Alberto. The Association asks for your patience and understanding when the sequence of work gets altered by unforeseen events.
4. The library shelving in the clubhouse will have some modifications to accommodate the growing number of books.
5. Hurricane Irma impressed on the Association the importance of tree trimming. Trees that are a danger to units will be trimmed or removed in late June or early July.
6. The Documents Committee is working on a survey to gain owner input for updating our documents.
7. The Operations Committee is creating a *Renovation and Contractor* policy to protect the "quiet enjoyment" of our community

Tequila Anyone?



The Agave plant in Section Two is Amazing!!

(Sadly, this stalk is a sign of dying)