

THE VININGS HOMEOWNERS ASSOCIATION, INC.

NEWS AND REMINDERS

Board
of
Directors



Meeting was held on January 17, 2019. The meeting was held at the First Florida Bank 1950 County Road 210 and was called to order at 7:01 pm. There were 9 owners, 3 board members and one representative from management present, there were not any previous minutes to approve. Minutes from the January 17th meeting will be approved at the next scheduled meeting of the Board of Directors in April.



BOARD NEWS!! Two new board members were elected to the board; Ed Pazden and Phillip Barnhardt both will serve on the board as Directors, Susan Mosley, President, Steve Lacey has taken the position of Vice President, Clay Coarsey, Treasurer. Linda Kramer who served as VP in 2018 has stepped down from the board.



RULES AND REGULATIONS:

Each owner, family member of owners' guests and tenants shall conform and abide by the covenants contained in the Declaration and any Rules and Regulations which may be adopted from time to time by the Board. Each owner shall be responsible for assuring such compliance, and any violation by family members, guests or tenants may be considered to be a violation by the Owner.

Owners who require a set of documents: May download a complete set of documents from the St. Johns County Clerk of the Court web-site for no cost. PMSI can provide copies however, there is a charge for the documents.



TRASH CANS/RECYCLE BINS:

Trash cans, recycle bins and yard debris shall not be stored in the driveways or within view from the street or on the side of the home. Trash cans and recycle bins should be removed from the curb and driveway and stored out of view of the street on the day the trash or recycling is picked up. Residents who do not follow this rule would be subject to a violation letter.




PETS:

Pets shall not present an unsafe condition or unreasonable disturbance or annoyance. Pets shall not be permitted to roam loose outside the parcel, and shall not create unreasonable noise or odor.


Owners shall collect and properly dispose of animal waste.




St. Johns County does have a leash law, so make sure you pet is properly leashed when in common areas of the community.

AUTOMOBILES:  Residential garages and driveways should always be the primary location to park vehicles. parking any type of vehicle on any portion of the yard, grass easement, right of way or sidewalk is not permitted.

Observe community **SPEED LIMITS.**  **PARKING OVERNIGHT** on the street is not permitted. 


PARKING:  No boat, travel trailer, mobile home, or motor home may be placed, parked or stored on any lot unless placed or parked in a fenced side yard or fenced rear yard of a lot and screened from view of passing motorists and neighboring lots.


GOOD REPAIR:  only automobiles bearing current license and registration tags, as required by state law, may be parked on the property. Storage of vehicles in driveways on jacks is not permitted.

GARAGES: shall not be converted to living space, blocked with storage items or otherwise made unusable for parking of cars within the enclosed space, to prevent random acts of theft cars should be parked within garages to the extent whenever possible.

EXTERIOR APPEARANCE AND MAINTENANCE:

Every house and lot shall be maintained so as to present a pleasing appearance. Window coverings and decorations shall be of conventional materials, e.g. draperies, blinds or shutters. Lawns shall be maintained in a neat manner. Houses shall be kept in reasonable repair and excessive visible deterioration shall not be allowed.

AIR CONDITIONING UNITS:  Air conditioning units may not be installed in any window.

SIGNS:  No sign of any kind shall be displayed to the public view on any lot without the prior written approval of the ARC Committee except one sign of not more than two square feet advertising the property for sale.

CLOTHESLINES:  shall not be permitted on any lots.

NEIGHBORHOOD GEESE: 

Geese may from time to time inhabit the pond area in the community; "Please Do Not Feed The Geese" Regular feeding can cause the following: Unnatural Behavior, Pollution, Overcrowding, Delayed Migration, Poor Nutrition & Disease.

WEB-SITE UPDATE:



HOAVinings.com

We are working to bring a new and improved web presence for The Vinings residents to improve communication and information sharing across a number of topics. We have a goal date of 3/31/19 for completion. There is a mock-up page located at: <https://hoavinings.com/home.php> that is not fully functional. Text, downloadable files and images will be added in as well as an HOA Board contact form. The developer is a local company that gave us a reduced price for this project. If you have ideas or suggestions in terms of the type of information that would be helpful, please feel free to email the HOA Vice- President Steve Lacy at: lacy.steven@gmail.com



PROPERTY ACTION ITEMS:

- Management has contracted for the property sign as well as the fencing to be pressure washed. **Atlantic Pressure Washing** will be doing the work and is scheduled to will be on property Friday, January 25, 2019.
- **All Weather Contractors** will be providing a proposal for the cement slab under the benches at the entrance. The proposal will be presented to the board for review at the April meeting.
- Management has reached out to **Vertex Water Features** to get a cost to remove any of the existing fountain system. That information will be provided for the boards review at the next board meeting.
- Ed Pazden board member and owner will be designing and building a directory for the entrance to the community for posting property information and meeting notices. The directory will also have a "**In Memory Of Chris Karaginis**" sign displayed inside the directory.
- Management has sent a request to the landscaping company, **Turf Masters** regarding the trimming of the palms at the entrance to the property.



ARCHITECTURAL APPLICATIONS:

Please be reminded that for all exterior changes to your property you are required to submit an ARB application, and you must receive approval from the ARB Committee prior to making any changes. There is an application fee of \$35.00. If you need an application please email shutfles@pmsiofflorida.com

PROPERTY MANAGEMENT SYSTEMS, INC. (PMSI):



Licensed Community Manager; Olivia Fitch

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