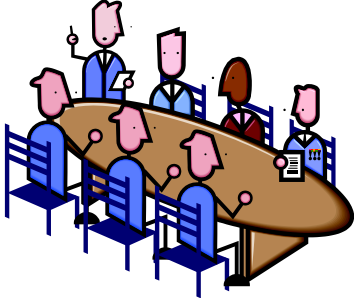


# Mystic Reporter

November 2012

[www.mysticatmariners.com](http://www.mysticatmariners.com)

In the last mailing you received the Covenant Violation List. You can also view the Violation List on the web site.



**The Architectural Review Board did it's inspections on October 17<sup>th</sup>.**

The purpose of these inspections is to keep our community looking the best it can and also keep our property values up. The ARB is consists of homeowners that volunteer their time. I want to thank these homeowners for their time.

It is each Homeowners responsibility to keep their property maintained. If you rent out your property it is still the responsibility of the homeowner not the tenant to keep the property maintained. Violations are only sent to the homeowner not the tenant so homeowners please inform your tenants.

No owner is immune to getting a violation. I got 2 violations myself as president.

The Violations are not intended to be mean or to cause any unnecessary financial burden. We as representatives of our community are responsible to inform homeowners of a violation so that it can be taken care of to keep the community and property values up. You as a homeowner agreed when you purchased your home to keep it maintained according to the ARB rules.



**Get with your neighbors.**

If several of you need for example the driveway and sidewalk pressure washed, you can from most companies get a group rate.

Other Examples: Roof Cleaning, Painting, Tree trimming, just to name a few.

Another important thing I wanted to note is that if you got a Violation to have your house painted. You may look at it and say why? Some of the homes we are asking to be painted is because there are visible cracks in the stucco. Painting the home will not only cover these small cracks but will also prevent water infiltration that will destroy your home. It is in the homeowner's best interest to have this repair done as **it will cost you more in the long run.**



## Timeline for Violations to be completed

<b>Violation</b>	<b>To be Completed By</b>
<b>Any Pet Violation</b>	<b>Immediately</b>
<b>Any Parking Violation</b>	<b>Immediately</b>
<b>Store Trash cans and recycling containers out of sight.</b>	<b>Immediately</b>
<b>Building Materials in front of home</b>	<b>Immediately</b>
<b>Mailbox Repair</b>	<b>Two weeks from receipt of Violation</b>
<b>Any Lawn and Planting Bed Violations</b>	<b>Two weeks from receipt of Violation.</b>
<b>Any Tree and Shrub Violation</b>	<b>February 1<sup>st</sup>.</b>
<b>Pressure Wash Driveway and Sidewalk</b>	<b>February 1<sup>st</sup>.</b>
<b>Pressure Wash or Clean Mildew off Home Exterior and/or Fence.</b>	<b>February 1<sup>st</sup>.</b>
<b>Fence Repair/Replace</b>	<b>May 31<sup>st</sup></b>
<b>Remove Stickers from Windows</b>	<b>Immediately</b>
<b>Broken Windows</b>	<b>Two weeks from receipt of Violation</b>
<b>Home Exterior Painting</b>	<b>May 31<sup>st</sup></b>
<b>Wood Rot Repair</b>	<b>May 31<sup>st</sup></b>



Remember to submit an ARB approval form for any changes to your house exterior or landscape modifications.

You can download the form from our website at [www.mysticatmariners.com/ARBApplicationForm2006.pdf](http://www.mysticatmariners.com/ARBApplicationForm2006.pdf)



## Helping Neighbors Helps You

Helping Neighbors improves the community and helps keep crime out:

- **Vacant properties.**  
If a property is Vacant you don't want the criminals to know.  
They can become squatters or just trash the home.  
This brings down your property values if the home cannot be sold.
- **Sick or Hospitalized Neighbor**  
If you know that your neighbor is unable to take care of their property, offer to see what you can do to help.
- **Neighbors away on Vacation**  
Collect any fliers or newspapers so criminals don't know they are not home.  
Be sure and use stop mail from the [www.usps.com](http://www.usps.com) if going to be away.
- **If you notice a property is not being maintained**  
If you know your neighbor, see what is wrong and if you can help  
Do not get into an argument with your neighbor.  
If you don't know them or just don't want to bother them, You can also contact :  
**Sentry Management Inc.**  
**Phone:** 407-788-6700, ext. 310  
**Contact:** Linda Armstrong
- **Things you can do:**
  - Remove any fliers, newspapers or trash from the front door and yard.
  - Blow leaves from the driveway and sidewalk.
  - If you can, mow the lawn.

Anything you can do to keep up the community benefits the entire community.