



# The Meadow Sweet Circular



NEWSLETTER FOR THE COTTAGES AT RIVENDELL

RIVENDELL UNIT #1 APRIL, 2004 EDITION

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TRACY ARENDT - TECHNICAL COORDINATOR

**For Newsletter and Community info when you're out of town, visit: [www.thecottagesofrivendell.com](http://www.thecottagesofrivendell.com)**



## M\$C Financial Committee Report

Submitted by Mike Georgopolis

The financial status of the RivUnitl Association is good. After careful review of the 2003 actual figures, and a hard look at the 2004 budget, the financial committee feels that the Association is on the right track. We are running a bit ahead on YTD budget-to-actual with money in the bank for the operating account and have around \$18,000 in reserves.

It was decided to audit the records of Argus Mgmt. during the special board meeting recently. On Thursday, March 11, Floyd, Margery and Mike met with Argus at their accounting office conference room to work with Bob, Larry and the staff there. Many of the numbers-in-question have now been explained, clarified and properly charged and re-coded for 2003. In fact the closing Balance Sheet for 2003 is now accurate and is being restated by Argus and submitted to the board. Only a couple questions remain unanswered at this time for 2003 business.

For 2004, the end-of-February figures will reflect actual expenditures-to-date and present no surprises. By the end of March the numbers will look better than normal on an actual basis. It is clear to the committee that all budget items are in line with spending plans or can be fully explained if not.

A few things of importance:

- a) the audit process uncovered the issue of FPL charging the Association with a monthly sales tax on power usage. The committee will endeavor to see that this is curtailed at once and attempt to gain a reimbursement for the last 24 months of charges.
- b) we recommend that the Association report to the

members full financial detail on a quarterly basis only. This will save time and paper. A year-to-date single paragraph summary of budget highlights will appear monthly in the circular however.

- c) we recommend that the Association invest a substantial amount of the reserve in an interest paying certificate-of-deposit. This is normal for associations like ours.
- d) Margery Arendt will be signing all checks to be disbursed by the Association now.
- e) we understand that the 'special projects' items detailed in line 7295 are initiated and will be started soon to upgrade our common space as planned in the budget.

## A Note from A.R.D.R.

Submitted by Ed Kearns,  
Committee Chairman

The ARDR Committee met on March 1<sup>st</sup> to consider 11 applications. 9 were approved, 2 were denied.



The Rivendell Unit 1 Architectural Review Committee meets monthly, usually toward the end of the month, contingent upon when a quorum can be obtained. The volunteer committee cannot meet each time a single request is made.

If you have a request, please submit it A.S.A.P. so that your project will not be delayed. Request forms are available from any committee member. Your cooperation is appreciated.



## MAINTENANCE COMMITTEE REPORT

Presented at the March 16<sup>th</sup> Board Meeting  
Submitted by Jack Martin

1. SPRINKLERS: Timers are in process of being reset to original times. 60% have been checked and the balance of meters will be reset within next ten days.
2. WEEDS AND BARE SPOTS: Valley Crest is inspecting yards - samples are being sent to University of Florida for testing so that correct treatment can be applied.
3. FOUR PROJECTS are being considered for the clubhouse with completion in the next six weeks:
  - (a) Extend bottom step in front of club house (it is currently too narrow).
  - (b) Install hand rails
  - (c) Remove one section of fence so that a concrete walkway can be poured to connect the front (MSC) sidewalk to side ramp.
  - (d) The lack of gutters is causing damage, particularly to the front and rear steps. We are obtaining bids to install approx. 220 feet of guttering on three sides. The first bid amounted to \$948. Additional bids are forthcoming.
4. Ten volunteers gave the clubhouse a thorough cleaning inside and trimmed and cleaned the pool area.
5. A Maintenance Committee meeting will be held in early April to discuss:
  - (1) Sealing and painting the front and rear porches

- (2) Leveling the brick walk from the alley into the pool area.
  - (3) Trimming or removing the four scheffleras at each end of the pool area. (4 Review paint colors for both porches
6. Thanks to Bob Axiom for volunteering to inspect street lights on a monthly basis.
  7. Again our thanks to John Bee of Valley Crest for attending our meeting.
  8. The irrigation pump is causing concern. It is still cycling on-off in 1 0-1 5 second cycles. This is causing excessive wear on the pump which will eventually burn itself out. The Woodlands Board should be notified of the situation.

## Activities Fund Report



Below you will find the current monthly Activities Fund report for JULY, 2003:

<b>BEGINNING BALANCE:</b>		<b>\$451.47</b>
Mar 7	Coffee	\$ 22.00 \$473.47
Mar 15	Kitchen Supplies	-\$131.65 \$341.82
	Chafing Dish & Cooler	\$89.96
	Shelving	\$41.69
Mar 17	St. Pat Dinner (cost)	-\$243.91 \$ 97.91
Mar 17	St. Pat Dinner	\$360.00 \$457.91
Mar 17	50/50 Raffle	\$64.00 \$521.91
Mar 28	Coffee	\$20.00 \$541.91
<b>ENDING BALANCE:</b>		<b>\$541.91</b>

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## Softball Anyone?

Submitted by Sherry Pafumi

We could have a great time at Pine View Field. Call me if you are ready for fun and lots of laughs! Sherry Pafumi (541 MSC) 966-0320

No strict rules, just for fun.



*Jo Ellyn Yturraspe* realtor

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## Cottage Comments:

LETTERS TO  
THE EDITOR

Dear Neighbors,



This column is for your voice to be heard in our community. All points of view are welcome, but we can't include in print what we never receive. So send in comments, ideas, critiques and compliments **UNDER 200 WORDS** to [MargArendt@aol.com](mailto:MargArendt@aol.com), or type them up and deliver to 516.

Your Editor,

*Margery Arendt*

Dear Neighbors,

I have put the newly elected Board of Directors to a test. I did not know who to call to report that the pool pump appeared to have lost pressure putting water into the pool, so I just took a chance and called Barbara Ekster. She said she would take care of the problem and later in the same day she called me to let me know the pump had been worked on and would be completed the next day. She also thanked me for reporting it. Since I use the pool every day I really appreciated the call back and the quick repair. Thanks, Barbara. The new Board of Directors gets an "A".

Sincerely,

*Millie Horne*

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Tracy & Margery Arendt, Hostesses of the  
March 14th Coffee



at the Clubhouse

Sunday, April 25<sup>th</sup>,  
10 AM to Noon.

Hosted by the Huwilers

Donation \$1.00 appreciated.

**We also need volunteers to**

**Host the upcoming Sunday coffees.** Please call Barbara  
or Maury Tragar to sign up: 966-6291.

## Meadow Sweet Cuisine...

Recipes Contributed by your neighbors.



### BLACK BEAN SALAD

Compliments of Audrey Sweeney

Serves 4 to 6

- 1 can (16 oz.) black beans
- 1 1/2 cups fresh or frozen corn kernels
- 1/2 cup salsa
- juice of 1 lime
- 1/4 cup chopped fresh cilantro or parsley

1. Drain the black beans. Rinse and drain again. Place in a serving bowl.
2. Add the corn kernels. If using frozen corn, place in a strainer and run briefly under warm water to thaw, then drain well.
3. Fold in the salsa, lime juice and cilantro. Serve immediately or cover and refrigerate until serving time.



Bill & Mary Kella, Newlyweds Matt & Mariana Parkin, Jackie & Bob Axiom - March 28th Coffee



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## *Spring Brunch At Stoneybrook Golf & Country Club*

Last year's event at Stoneybrook received rave reviews, so we'll do it again.

*Join your neighbors for a delicious,  
relaxing, no work Sunday brunch buffet:*

When: SUNDAY, APRIL 18<sup>TH</sup>  
Where: STONEYBROOK G & CC  
Time: 10.30 a.m.

Cost: \$11.95 each plus beverages extra  
[20% 'group gratuity extra]

**Please R.S.V.P. before April 10<sup>th</sup>**  
**Carolyn G. 966-5747**  
or  
**Jackie A. 966-0408**

Deadline: Saturday, April 10<sup>th</sup>

### *Directions:*

Tamiami / US 41 north then right on McIntosh.  
Right on Central Sarasota Parkway.  
{skip first entrance to Stoneybrook}  
Take Stoneybrook Blvd. to G&CC Clubhouse.

*You're invited to a Get-together  
at the Woodlands Pool!*  
-Business and Social-

*Sunday, April 25, 2004*  
4:00 p.m. - 6:00 p.m.  
*Rain. Date: May 2, 2004*

At 5:00 p.m., we'll take a few minutes to meet our new Board of Directors and committee chairs. Each chairperson will introduce their members and give a brief description of the function of their committee

*This party is for all residents of the Cottages and  
Woodlands at Rivendell... Everyone is welcome!*

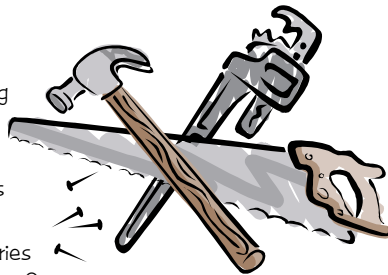
**If you're able to attend, please RSVP to  
Pam Oczkowski at 918-2263.**

To add to the fun... Appetizers, Desserts, Ice, Plastic & Paper Products, Tables, Chairs, Etc. are needed.  
If you would like to contribute any of the above items and/or help set up for the party, please let Pam know with your RSVP by April 15 (if possible)

**PLEASE BRING YOUR OWN COOLER OF DRINKS...AND  
THANK YOU FOR NOT USING THE POOL DURING THE PARTY.**

## HANDYMAN

- Painting
- Packing/Assembly/Unpacking
- Plant Planting/Moving
- Clean Soffits/Fascia
- Clean and Organize Garages
- Clean Gutters
- Change Smoke Alarm Batteries
- Walkway Pavers Installed Over Concrete
- Single Room Painting
- Clean Patios & Patio Furniture
- House/Plant/Pet Sitting
- Installing Shelves
- Installing Faucets, Deadbolts
- Spread Mulch
- Lights Changed/Dimmers Installed



BY THE HOUR  
OR BY QUOTE

CALL ALLEN: 966-2325

## *Mountain Property for Sale in North Carolina*

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20 minutes from Mountain City, TN  
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# APRIL, 2004

## Calendar of Events

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
				1 Town Hall meeting 7pm at clubhouse	2	3
4 Begin Daylight Savings Time 	5 Big Rivendell Board Mtg at AMI @ 9am	6	7	8	9	10
11 	12	13	14	15 Big Rivendell Pool Get To- gether 4-6 pm	16	17
18	19	20 RU1 Board Meeting 7 pm clubhouse	21	22	23	24
25 Coffee at the clubhouse 10am-noon	26	27	28	29	30	

### Points to Ponder



**How important does a person have to be before they are considered assassinated instead of just murdered?**

**Why do you "put your two cents in"... but it's only "a penny for your thoughts?" What happens to the other penny?**



**How come we choose from just two people for President and fifty for Miss America?**



Larry Asarch is our new Argus Representative.