



Meadow Sweet Circular



NEWSLETTER FOR THE COTTAGES AT RIVENDELL

RIVENDELL UNIT #1 JUNE, 2009 EDITION

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For Newsletter and Community info when you're out of town, visit: www.thecottagesofrivendell.com

PROPERTY MAINTENANCE CORNER

by Mac Segar

I'm not sure if the contents of this month's article are one of "surprise" or "shock"! Probably a bit of both.

Last month it was made known to all residents a vigorous plan to improve our irrigation system was going to begin but we needed input and help. The "surprise" was how quickly some people responded. The "shock" was 85% of our neighbors appear to be just plain disinterested! No word whatsoever from them.

Does this mean a vast majority of residents look around The Cottages and all they see are perfect lawns and landscaping? Does this mean why waste time and more importantly money to improve the neighborhood for only a handful? I doubt it. What it means is a lot of people are very fortunate to have a few neighbors who do care? That "care" will equate into maintaining property values on Meadow Sweet Circle and when the economy rights itself, increasing them.

How many times have you heard or maybe said yourself, "it's a nice house but who'd want to live in a neighborhood like that?" Please, don't let that happen to our neighborhood.

THANK YOU...

David Perez, who volunteered his time to paint the Club-house interior.

Thomas Mickett, who volunteered to remove rotting wood and replace the Clubhouse steps.

Sherry & Frank Parfumi for buying and planting colorful flowering plants at our MSC entry.

Larry Ruckert, for retyping our MSC directory in larger type. Larry also maintains our website: www.thecottagesofrivendell.com. His email is: Larry@Ruckert.com.

Our clubhouse steps are now made of TREX wood-alternatvie decking. This material is comprised of sawdust and used pallets from woodwork-ing operations as well as recycled plastic grocery bags from around the country. The manufacturing

process keeps thousands of tons of wood and plastic scrap out of landfills every year, and creates a product that is beautiful, durable and environmenally responsible.



GRASS/IRRIGATION UPDATE

- Most important thing for the greening of our lawns oc-cured last week - 3 days of Rain Fall.
- The irrigation overhaul program is progressing. A lot of time has been spent by Valley Crest and Mac Segar on the project. We are showing improvement.
- Mac is currently working on the "Priority List" of fixes. Goal is to finish most homes through the summer. Then we will have Valley Crest do some grass repairs. A list is available for this as well.
- MAc requests your patience - which will be tested soon when FPL upgrades our poles and lines next month. This will cause some outages. It will also disengage the irriga-tion timing clocks at each house. Do not fear! Mac will reset all 85 clocks - once FPL has completed their project (by July)
- The board is providing funding for supplies so Mac can proceed with the work-at-hand.

FINANCIAL UPDATE

MSC Financial Report - May 2009

During the last 90 days, your board has been working to align the details of the budget we received in late February from the exiting board.

MSC finances are in good shape. With the help of neighbor and CPA Floyd Tekampe, we've verified that our balances are correct. Our cash positions with Superior bank have all been verified.

Last meeting we explained why we do not require a financial committee at this time. As we work through the middle months of this year, we are spending properly against our budget categories, and are in good shape.

The various projects are being completed within the approved spending ranges, and we are moving ahead with the fiscal responsibility you have charged us to uphold.

Reserves:

At the special meeting a resolution was passed granting flexibility to transfer amounts between lines. We will rebalance the numbers in accordance with the tasks of the year.

All in all, our finances are sufficient to meet our needs and are projected to continue improving as we move forward.

EASY STROMBOLI RECIPE

1 can Pillsbury French bread loaf

1/4 lb. soft salami

1/4 lb. cooked ham

1/4 lb. sliced
provolone
cheese

Small jar
roasted red
peppers



Preheat oven
to 350°

Open French loaf and unroll to large rectangle.

Layer salami, ham cheese and red pepper - each only one layer thick.

Roll back into loaf and seal ends. Brush crust with egg yolk.

Bake 20-30 minutes. Slice to serve.



**Sunday • June 14th
at the Clubhouse**

Coffee 10:00 AM

Coffee & Pastry

with Steve & Betty Bradich

\$1.00 donation appreciated

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“The one function TV news performs very well is that when there is no news we give it to you with the same emphasis as if there were.”

David Brinkley