



EKANA GREEN NEWS



A DEED RESTRICTED COMMUNITY

March 2008

What does it mean that we are a "Deed Restricted Community?"

Ekana Green was developed as a "Deed Restricted Community." This benefits all the homeowners by insuring property values, safety and quality of life. In a Deed Restricted Community, every homeowner has agreed to abide by certain rules about how they may legally use their property. If the land is rented, these restrictions apply to renters as well. Deed Restrictions are put in place at the time a community is developed. Most often, the developer drafts the Deed Restrictions. They are then filed with the county, recorded and legally bind the whole community forever.

Please remember that parking, painting, landscaping and other issues are dictated by these original Deed Restrictions.

STREET PARKING REMINDERS

Remember our parking policy keeps our streets safe. Parking is only allowed on one side of the street - marked with **WHITE** lines. Only marked service and utility vehicles are allowed parking directly in front of houses. This is to accommodate the school buses, emergency and fire vehicles that cannot navigate our narrow private circle with cars parked on **BOTH** sides of the street.

If more parking is needed than your garage and drive will allow, please direct guests to white line parking. The HOA has a long-standing contract with an independent towing company that monitors our street and may tow without notice!

One day parking permits for on street parking may be requested from any board member when additional parking of guests is required.



PET PICKUP

Remember to clean up behind your pets when walking them through the development. This includes common areas as well as your neighbors' yards along the sidewalk.

WELCOME NEW NEIGHBORS!

Welcome to the Jeffries at 1800 Emerald Green Circle



TRASH PICKUP INFORMATION

TRASH being placed on the street PRIOR to 6:00 on the day before pickup, continues to blight our community. PLEASE help keep our neighborhood beautiful by not placing grass clippings or trash on the street until the evening before the day for pickup. Any bagged clippings from weekend landscape projects should be placed to the side of the house until 6:00 p.m. on Sunday.

Mondays – Landscape and trash are collected
Thursdays – Recyclables and trash are collected

NO TRASH OR GRASS CLIPPINGS SHOULD BE ON THE STREET OVER THE WEEKEND.
All trash/recyclable containers are to be stored out of sight with the exception of trash collection days.

“WHITE GOODS” PICKUP

How do I schedule a "white goods" pick up?

"White goods" includes large household appliances such as: refrigerators, microwaves, freezers, stoves, hot water heaters and washer/dryers.

You must call Republic Services at 407-293-8000 to schedule a pick up of your discarded items. "White goods" are only picked up on Wednesdays. Call at least 24 hours in advance to ensure your item will be picked up in the same week you place it at the curb. If you do not call within 24 hours, the item will not be collected until the following Wednesday. Please note, after two collections at a single residence during a 30 day period, there will be a charge of \$10 per item.



Ekana Green Homeowner Association
Officers for 2008:

- President Nancy Revell
- Vice President Joel Horwitz
- Secretary Lynne Moore
- Treasurer Beth Pattillo
- Director Mike Yaroma

GOING GREEN - HAVE YOU NOTICED?
The board's focus this year is to beautify our community by adding more trees and plants to the landscape as funds permit. 10 Oak trees have recently been planted around the common area wall, replacing many that were lost in the hurricanes of recent years. A crepe myrtle will be planted at the entry median.

Ekana Green is a deed restricted community managed by EPM Services.
Contact Anita Roberts: anita.roberts@epmservices.com.