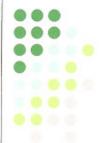
# Ridaught Landing Three Home Owners Association Important Changes



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# **Board Member Changes and Other News**

On May 2nd Leslie Ross resigned her position as President of Ridaught Landing Three HOA due to personal reasons. On May 28th Pam Golemme was elected as the new President, leaving the position of Treasurer open. Linda Hall was elected to fill the position of Treasurer.

The main goal of the 2008 Board continues to be to reduce the budget as much as possible, thereby reducing the amount of the yearly assessment fees. We are currently obtaining bids from lake management companies to service the ponds. The current contract is due to expire in July. We are also researching other avenues for the collection of delinquent assessments, handling the

failure to comply with Covenant & Restriction violations, and alternatives to having a Property Management Company, and other cost cutting ideas.

As is evidenced in the "Financial Notes", we are currently operating under budget, but anticipate the under budget amount to decrease due to upcoming attorney's fees for issuing 45 day Demand letters and/or the placing of liens on homes where the homeowner is currently delinquent. Assessments not paid within 30 days after the due date shall bear interest from the due date at the rate of 18% per annum. The homeowner is responsible for paying all legal fees as well. If you are delinquent on your dues, contact the property management

company, CMC, to obtain your current balance and information to submit your payment.





Financial Notes

- \* \$1,631 under budget for month of May
- \* \$7,483 under budget year to date

\*Outstanding balance of unpaid assessments total is \$22,300 as of May 1st

FRIENDLY REMINDER ...

IF YOU HAVE NOT PAID YOUR YEARLY DUES

PLEASE DO!

Failure to pay only increases

the yearly assessment

# Where to find documents and information

A Ridaught Landing Three homeowner has graciously offered to post the Homeowners Association documents on www.ridaughtlanding.com

This website serves the entire Ridaught Landing community. A link has been created for the HOA-3 to post the following documents, making them readily accessible to the homeowners of Ridaught Landing Three.

Available Documents:

\*Covenants and Restrictions
\*Articles of Incorporation \*ByLaws \*Architectural Review
Request Form \*Volunteer
Application Form

Other informative websites:

www.claycountygov.com This website has links for code enforcement, clerk of courts and county property appraisers office.

www.leg.state.fl.us/statutes

The site to look up Florida Statute 720 which pertains to HOA's

Please feel free to contact the Board of Directors or the Property Management Company at any time. The HOA wants to hear from you. Your involvement is essential for a productive community. June 15, 2008

# Special points of interest:

- New President and other Board members
- · Update on ACC
- · Front Entrance
- Where to go for information

## **Board of Directors**

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