

# PEMBROOKE HOA COMMUNITY NEWS

## PEMBROOKE 2013 BOARD OF DIRECTORS

*President John Anderson*  
*Vice President Trisha Eckoff*  
*Secretary Danny Rodrigues*  
*Treasurer Al Delio*  
*Board Member Jim McIlrath*

## PREMIER COMMUNITY MANAGERS

1250 Belle Avenue, Suite 101  
Winter Springs

Contact Marianne Smith, our  
community manager, at 407-  
696-5700, ext. 203 or  
[www.PremierCommunityMgrs.com](http://www.PremierCommunityMgrs.com)  
for any Pembroke is-  
sues.

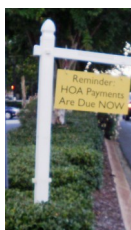
## ORANGE COUNTY SHERIFF'S OFFICE

For non-emergencies, call  
407-836-4357.



## ORANGE COUNTY CODE ENFORCEMENT

For violations (signage, nui-  
sances such as **junk vehicles**  
**and overgrown lots**), call 311,  
email: [codeenforcement@ocfl.net](mailto:codeenforcement@ocfl.net)  
or go to <http://www.ocfl.net/NeighborsHousing/CodeEnforcement.aspx>.



Homeowners—you should have already received your coupon booklet for the 2014 Homeowners' Association dues. The \$600.00 dues may be paid semi-annually: \$300.00 due on **February 1** and \$300.00 due on **July 1**. Payments not received by the due dates are subject to fees and interest charges at 18%. All payments are to be sent to the PO Box address on the coupons.

Your annual HOA dues cover the upkeep on the community swimming pool, cabana, and tennis court, as well the landscaping of all the common areas.

Board Meeting

**WEDNESDAY, JAN. 22, 2014**  
**EDGEWOOD BOYS' RANCH**  
**7 PM**

## **REMINDER:** **ANNUAL HOMEOWNERS' MEETING** **FEBRUARY 26, 2014** **ELECTION OF BOARD MEMBERS**



Please mark your calendars and **plan to attend** the annual HOA meeting at the **Edgewood Boys Ranch at 7pm in the cafeteria on Wednesday, February 26.**

If you are unable to attend, please **mail in your proxy** which arrived in the mail at the end of December. If you have misplaced your proxy, contact Marianne Smith, our community manager, at 407-696-5700, ext. 203.

You will receive your HOA dues coupons shortly. You may pay the HOA dues (\$600) in either one payment due in February or two payments due in February and July.

## 2013 BEST HOLIDAY DECORATED HOUSE

**2604  
Tilton Ct.**

Greg & Kimmy  
Augustyniak  
awarded a  
\$25 Olive Garden  
Gift Card



## STREET LIGHTS

To report a problem with a  
street light, go to <https://www.progress-energy.com/app/streetlightrepair/default.aspx>.

**SPRING YARD  
SALE—Sat., 4/5**

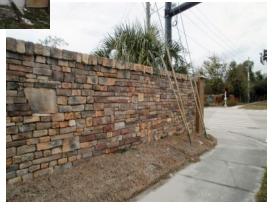




# 2013 CHANGES/IMPROVEMENTS IN PEMBROOKE



Wellington Forest wall at Hunterdon Dr. was finally repaired—at no cost to Pembroke residents.



Dead tree branches at the Somersworth Dr. entrance have been removed.



The County has made repairs to those sidewalks throughout Pembroke which had been lifted by tree roots.



The brick wall around the retention pond at the Somersworth Dr. entrance which fell down due to invasive tree roots was replaced with a fence.



The fountain in the retention pond at the Somersworth Dr. entrance was repaired and now operating more frequently.



More chairs were purchased for the pool area.



Overgrown tree branches & vines were trimmed at the tennis court.



Board Members and some volunteer helpers from Hunterdon Dr. and Barrymore

## DECORATING FOR THE HOLIDAYS

Thanks to those who volunteered their time to help the Board decorate the Somersworth and Hunterdon Dr. entrances to Pembroke. Your time and assistance were much appreciated.



## EXTERIOR HOME IMPROVEMENTS

**REMEMBER** - An Architectural Review Application must be submitted by all homeowners who plan to paint their houses, erect a fence, repair or replace siding, add gutters, re-roof, or add any landscaping to the front yard area. Any exterior changes to your home must be submitted/approved by the Board before such changes are made. Contact Premier Community Managers or email [Pembroke\\_HOA\\_ARB@cfl.rr.com](mailto:Pembroke_HOA_ARB@cfl.rr.com) to get an application.



For garbage/recycling questions or to order recycling bins, contact Orange County Utilities at 407-836-6601, or go online to <http://www.ocfl.net/WaterGarbageRecyclingRecyclingBinRequestForm.aspx> or send an email to [Solid.Waste@ocfl.net](mailto:Solid.Waste@ocfl.net).

