

The Trailblazer

7585 Indian Ridge Trail South
Kissimmee, Florida 34747
Phone: 407-504-4158
indianridge2@indianridgehoa.com
www.indianridgehoa.com



INDIAN RIDGE HOMEOWNERS ASSOCIATION

Fall 2013

Letter from the President

I hope that everyone had an enjoyable summer!

I would like to thank my fellow officers and board members for their continued support and efforts in our community. They are an awesome group of people to work with and they volunteer their time and work for the benefit of everyone in the neighborhood.

Whether you are new to our community, or have owned/lived here as long as I have, I would like to thank the residents and owners who take pride in their investment by continuing to maintain and keep up their home and property. I would also like to thank those of you who continue to communicate with the HOA and/or Code Enforcement expressing your concerns or issues within the community with regards to neglected properties. This communication has been instrumental in the clean-up process!

I would also like to thank everyone who has conveyed their support and appreciation for the efforts of their HOA Officers and Board Members. I have been happy to serve as your President for the last nine months. I am confident that I have shown our community that I am committed to Indian Ridge and I hope to be elected to serve as President for the next two years along with our other officers that are up for re-election.

I look forward to seeing many of you on November 13th! Have a safe and happy holiday season!

Sincerely,

Lisa Molina-Saunders

Indian Ridge HOA Account:
\$24,941.11

Calendar

Children's Christmas
Party
December 20, 2013
12:00 p.m.

General Membership
Meeting
January 15, 2014
7:00 p.m.



See something? Say something!

We are asking the residents of Indian Ridge to be pro-active and report any suspicious or unlawful activity to the Sheriff's Department, as well as the HOA. We need everyone's help to keep our neighborhood safe and free of criminal or unlaw-

ful activity.

Osceola Sheriffs Office Non-Emergency number is 407-348-2222. If you see drug activity you can call 407-348-1174 to make an anonymous report.

Community Updates

Most of our projects for the 2013 budget year have been completed. Many of you will have noticed the retention and drainage areas throughout the community have been or are being graded and new sod is being laid in the eroded sections. It is bahia, so it will

withstand drying out and a lack of rain. I've been reminded of how brown and dead the sod looked along the wall when it was first laid, and look at it now! The landscapers are also now mowing differently in order to prevent damage to the new sod.

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Community Pool Reminders



With daylight savings time it is now getting dark earlier. Please keep in mind the following reminders for everyone's enjoyment:

- **The pool is open from dawn to dusk.**
- The pool area does have surveillance cameras, anyone at the pool after dusk is subject to being trespassed.
- Adult supervision is re-

quired at the pool for anyone under 14 years of age.

- Residents in good standing may use pool for a party by making arrangements with the HOA first. A \$25 cleaning deposit may be required.
- For everyone's safety, no glass or pets are allowed in the pool area.
- The pool is for the use of

Indian Ridge residents and their invited guests only.

Thank you for following these guidelines so everyone can have a safe and pleasant time enjoying the pool.

If you find yourself in need of a pool key, please send us an e-mail and we'll arrange to get one to you.



Parking Ordinance

Just a reminder to our residents that there is no parking on the street or in the grass as per our Deed Restrictions, as well as the County Ordinance that was passed over a year ago.

Permits can be requested and will be issued for residents who are having guests and do not have room in their driveway for

additional cars.

Please also understand that the HOA does not issue the \$100.00 tickets, Osceola County Code Enforcement issues and receives the money from these citations.

If you receive a citation, please don't call the HOA to ask how we can "get rid of the ticket" for you.

Please remember that residents in need of a parking permit must follow the established process outlined below.

Need a Parking Permit?

Having friends or company over and need a parking permit for on street parking? You can download a Parking Permit Request form at www.indianridgehoa.com/parking. Send your completed form, with 48 hours notice of date needed to:

IndianRidgeParkingPermits@gmail.com

Just a reminder that permits are only available for on street parking from 8am to 2am.

See a CODE VIOLATION?

Code enforcement has been successful in getting boats/vehicles/etc off of the grass areas and is continuing their efforts to clean up the neighborhood. Please note that the process is not a fast one, but seems to be getting done. We would ask that you not only report violations to the HOA email, but to County Code Enforcement as well. You can reach them by calling 407-742-0200.

Dog Lovers Consideration for Others

We realize that there are a great many dog lovers in this world. Dogs enrich the lives of all who come in contact with them. However, there comes a time when having dogs becomes a nuisance, and an interruption to the peaceful quietness of our neighborhood. Owners show a lack of consideration for others when their dogs are left to bark incessantly. Some people feel that they can leave their dogs outside,

on the back porch, or in the garage. This is unacceptable. So, homeowners of Indian Ridge, please curb your dogs, and please recognize other people's wishes to have a quiet evening and an undisturbed nights sleep.

Dog owners, PLEASE ensure that your pets are always on a lease and most importantly, please clean up after your dog. IT IS THE LAW! Dog poop is NOT good fertilizer. It's toxic to your lawn! It is

unfair to allow your dog to poop on other people's property or on the common areas. Also, the U.S. Center for Disease Control and Prevention (CDC) confirms, "... pet waste can spread parasites including hookworms, ringworms, tapeworms and Salmonella. When infected dog poop comes into contact with your lawn, the poop will eventually "disappear", but the parasite eggs can linger for years!"



Community Yard Sale

Hopefully everyone that wanted to participate in the Fall Community Yard Sale had a successful weekend.

Please remember if you choose to have a yard sale, remember to take your signs down.

Also keep in mind that the Osceola County Land De-

velopment Code has standards surrounding Yard Sales.

Land Development Code, Chapter 3 - Performance and Siting Standards, Article 3.3 – Property Performance Standards, Section H – Garage/Yard ETC. Sales Which States: Garage, yard, tag, patio, and

apartment sales are specifically permitted, as an accessory use, in all residential and mixed use districts. **SUCH SALES SHALL BE LIMITED TO ONE DURING EACH SIX (6) MONTH PERIOD, FOR DURATION NOT TO EXCEED THREE (3) DAYS.**

PLEASE DO NOT USE OUR EXISTING SIGNAGE TO ATTACH YOUR SIGNAGE TO, AND REMEMBER TO PICK UP YOUR SIGNS AFTER YOUR EVENT OR SALE

Upcoming Election

At the November 13th HOA General Membership meeting we will be holding elections for the 2014 thru 2015 calendar year. The meeting will be held at the Community Pool at 7:00pm. This will be the election for the offices of President, Vice President and Secretary.

Keep in mind that only members in good standing will be able to vote and should have been notified via email with a ballot and information on how to submit the ballot if not able to vote in person. If you are planning on attending the meeting and voting in person, please bring your I.D. so the Election Committee

can confirm your membership. You may bring your completed ballot or complete a ballot that will be provided at the meeting.

We look forward to seeing everyone on Wednesday night!