

# KILLEARN Commonsense

The Newsletter for YOUR Killearn Commons Homeowners Association

May/June 2013



8254 Kerry Forest Parkway \* D4, Box 384 \* Tallahassee, Florida 32309  
[www.KillearnCommons.com](http://www.KillearnCommons.com) [facebook.com/killearncommons](https://facebook.com/killearncommons)

## *Be Cool in Our Pool...Be Pool Smart*

### **Fresh New Look, New Pool Rules**

Having a neighborhood pool means we all have to take care of it and use caution, as if it were in our own backyard. So, take a minute and review these rules that are designed to keep our pool area safe.

The Killearn Commons Pool Complex is for Members Only. It is for the exclusive use of Killearn Commons homeowners, their families and their accompanied guests.

All pets are prohibited in the Pool Complex.

All bicycles, scooters, rollerblades, skateboards and skates are prohibited.

Use the Bike Rack.

Parking in the Pool Lot is for Pool Users ONLY.

All glass containers are prohibited.

Smoking is prohibited.

An adult must supervise all children under the age of 15 at all times.

The Pool Complex is open from 7:00 a.m. until 9:00 p.m. daily during pool season.

No Trespassing.

For more info, go to [www.KillearnCommons.com](http://www.KillearnCommons.com)

### **Pool Rules**

No Lifeguard on duty. Swim at your own risk.

No one under the age of 15 without a responsible adult.

All guests must be accompanied by a member.

Shower before entering the pool.

No food is permitted on the pool deck.

No glass containers of any kind are permitted on the pool deck or in the pool.

No running or horseplay around the pool. Violation of rules could result in loss of pool privileges.

Vandalism will not be tolerated. Homeowners are responsible for any and all damages incurred by their guests.

For more info, go to

[www.KillearnCommons.com](http://www.KillearnCommons.com)

### **Picnic Patio Rules**

The Picnic Patio is for exclusive use of residents who have made reservations. Go to the [www.KillearnCommons.com](http://www.KillearnCommons.com) Web site for a downloadable Reservation Form.

All gatherings, parties or events will be in the Picnic Patio, behind the fence, except for swimming.

Use of the outdoor kitchen is limited to adults over the age of 25, and limited to two persons at a time in the cooking area.

When using the charcoal grille, the user needs to bring their own charcoal, lighter fluid, utensils, and cleaning supplies.

No playing on counter top or picnic patio.

You must clean up after yourself or be charged an extra cleaning fee.

For more information, go to

[www.KillearnCommons.com](http://www.KillearnCommons.com)

## Pool Cleanup Day Honor Roll

On a beautiful Saturday morning, March 9, we had our 9<sup>th</sup> Annual Pool Cleanup Day. The weather was perfect. We started at 9 a.m. and were finished before Noon, which gave us a good opportunity to visit with each other. A lot of kids showed up and did outstanding work. They didn't hesitate in taking on any task they were asked to do, whether cleaning, sweeping or raking. A lot of women pitched in and helped with all the tough jobs, including spreading out many bales of pine straw. Thanks to everybody for all your hard work.

A big **THANK YOU!** to Roger and Kelly Bagwell, Lori Brooks, Zachary and Katie Hill, Connor, Greg and Shannon Hill, Teresa Clark, Richard Wingerson, Elizabeth Moore, Bill and Anne Duncan, Brian Urban, Julio Rios, Tom, Jana, Emma and Caroline Weiskotten, Margaret Smith, and Cheryl and Jim Shaw. The pooled efforts of everyone again demonstrates what we can do to help improve our community.

The pressure cleaning of the Pool Complex was completed earlier in the week and it looks absolutely great! We also had the crepe myrtles trimmed back. Now the Pool Complex is in great shape for everyone to enjoy for another season.

## In Memoriam, Evelyn Eaton

Beloved Charrington Forest resident Evelyn Eaton, 90, passed away April 7 at the Dozier Wing of the Big Bend Hospice. Evelyn and her husband, Bill, were married 67 years until his death in 2007. The Memorial Park on the Charrington Forest easement and the wrought iron bench and the rose bush are dedicated to their memory. The tea olive tree is in the memory of former Board Member, John Baxter.

## Your Dues Are Overdue

Late notices will be mailed and homeowners will be advised that all dues received May 7 or later will be assessed an 18% service charge. If not paid by June 1, a lien and/or Small Claims Court ruling will be filed against your property. So, don't put it off. Didn't get an invoice? Call Ruth Rivas, Treasurer, at 814-4077. You can still pay by PayPal, (plus a \$2.50 service charge) at [www.KilllearnCommons.com](http://www.KilllearnCommons.com) Unpaid Homeowners Will Not Get a New Pool Fob until their dues are paid. If they already have a fob, it will be deactivated.

## Board Meeting Highlights

Complete minutes, including all financials, are at [www.KilllearnCommons.com](http://www.KilllearnCommons.com)

April 15, 2013 (No March Meeting)

## President's Message

**CONNECT ON FACEBOOK!** If you haven't found KCHOA on Facebook yet, please take a minute to do so. Much like the Pool Complex acts as a neighborhood gathering place, our Facebook page acts as an online gathering together with updates and news relevant to our neighborhood. We're now updating more often and have seen a big increase in the traffic on the page. Keep in touch with your neighbors and find new friends at [facebook.com/killlearncommons](https://facebook.com/killlearncommons) !

**COVENANT ENFORCEMENT** is the worst part of the job, but probably one of the most important. Sometimes it's because a neighbor has complained. Sometimes it's because a Board Member has spotted a violation. Either way, we live in a deed-restricted neighborhood and it must be addressed. If you receive a visit from me or another Board

Member, please don't take it personally. I like to take the opportunity to personally explain the situation, as many residents are unaware of the restrictions. Plus, we save on the expense of a letter! We've had very few violations so far this year and it's easy to keep compliant. The main issues have been parking in the grass or sidewalks and poorly maintained yards/siding. Those are both easy fixes, so let's keep our neighbors happy.

### WHEN DO YOU WANT TO PARTY?

Killlearn Commons Annual Pool Bash is up for grabs! Would you rather have it July 4<sup>th</sup> or Labor Day? Register your vote at KilllearnCommons.com and help decide when the party date will be.

## Financial Reports

### March 2013 Report

|              |   |             |
|--------------|---|-------------|
| Deposits     | = | \$ 2,860.00 |
| Expenses     | = | \$ 955.35   |
| Cash in Bank | = | \$19,489.97 |
| Savings      | = | \$ 1,058.19 |
| CDs          | = | \$29,681.17 |
| Total Cash   | = | \$50,229.33 |

### Budget Report

|                   |   |               |
|-------------------|---|---------------|
| Revenues Budgeted | = | \$ 20,047.50  |
| Actual            | = | \$ 18,837.96  |
| Variance          | = | \$ (1,209.60) |
| Expenses Budgeted | = | \$ 5,702.43   |
| Actual            | = | \$ 4,138.97   |
| Variance          | = | \$ 1,563.46   |

## Pool Complex

Due to the high cost of electric at the pool, it was decided a new pump was needed. The old pump

was over 15 years old. With a 15% discount, plus a \$50 rebate, we got a great deal from Pinch-A-Penny at just over \$1,000, a little more than wholesale cost.

## Election Committee

October 21 will be the Annual General Membership Meeting and Elections. Due to Bill Duncan's early retirement, Shannon Hill has volunteered to be the new interim KCHOA Secretary. Want to volunteer? It's both satisfying and gratifying. We need you!

## Annual Best Yard Contest

Who will have the best yard, announced in the July/August Newsletter? Maybe it's you! Judging for the Annual Best Yard Contest will be Saturday, June 8. The **Green Thumb Award**, a \$50 Visa Gift Card, will be presented for Best Yard. Former two-time winner, Soleta Faglie will be this year's judge.

## Clean the Green

We still have a number of homeowners and rental properties who need to maintain their homes better, especially removing mildew from the siding. Easy solution: A combination of one part bleach to four parts water will clean that green.

## Scoop the Poop

It's up to you. Please pick up after your dog after it does its business. Thank you!

## Improve Your Lot!

***Outdoor Innovations Landscaping and Maintenance: A Whole Lot More Than Just Mow, Blow and Go!***

*Killlearn Commons resident Eric Peacock has twelve years experience, two state licenses and three certificates through University of Florida. For a FREE Estimate to get it all done, and get it all done right, call Eric at 570-2781.*

## Our VIPs (Very Interesting People)



### Webster, as in Travel Dictionary

Charrington Forest residents Retired USAF Lt. Col. Russ Webster and his wife, Trish, really get around. He was born in Wisconsin. She was born in Thailand. They met in Bangkok, where he was Chief of Training for JUSMAG THAI. His parents were Salvation Army officers and moved a lot. He was a top scorer in the Kansas State Championships on the baritone horn, got his Master's in Mathematics at the University of Wisconsin, and later earned his Ph. D. in Math Education at FSU. He taught at the Air Force Academy in Colorado, the Defense Language Institute in California, and the German Air Force Academy, where he was the only American. Now retired, he taught math for 18 years at TCC. He has two adult sons and four grandkids. Trish got her Communications degree in Thailand, learned Korean at Seoul National University, was a translator at the U.S. Embassy in Bangkok. She earned her Master's in Information Technology from FSU in 1997. She's been employed as a Data Analyst with the Florida Department of Elder Affairs for over five years. She won two Prudential-Davis Productivity Awards from Florida TaxWatch and was twice recognized by Governor Scott. The couple has been married 20 years, live with their adopted pug dog, Daisy, and visit Thailand every year. They attend Bradfordville Baptist Church, where Russ sings in the choir, is top tenor in the quartet and plays baritone horn in the church orchestra.

## Board of Directors

**Tom Weiskotten**, President, 517-7900  
**Roger Bagwell**, Vice President, 841-0334  
**Shannon Hill**, Secretary, 570-5413  
**Brian Urban**, Board Member, 228-3546  
**Sheila Peters**, Board Member, 545-1940,  
[SCPeters@aginggracefully.biz](mailto:SCPeters@aginggracefully.biz)

## Advisors

**Ruth Rivas**, Treasurer, [gmrivas355@gmail.com](mailto:gmrivas355@gmail.com)  
**Melodie Greene**, Assistant Treasurer, 814-4077  
**Kelly Bagwell**, Election Committee, 841-0334  
**Richard Wingerson**, Pool Committee and Newsletter, [Wingerson@comcast.net](mailto:Wingerson@comcast.net)

## Block Captains

**Allison Caldwell**, 8220 Charrington Forest, Powerline to Easement  
**Pedro Del Valle**, 8267 Charrington Forest, Easement to Greenland  
**Cheryl Shaw**, 8111 Charrington Forest, Greenland to Powerline  
**Ginger Puskas**, 2833 Dumont Drive  
**Brian and Roxanne Poche**, 8324 Elan Drive  
**Douglas Perry**, 2963 Glen Ives Drive  
**Rob and Renee Kissel**, 8556 Hannary Circle  
**Pete Cuddy**, 8444 Hannary Drive  
**Fran Harrell**, 2756 Oakleigh Court  
**Phillip Bello**, 2752 Whitmore Court  
**Greg and Shannon Hill**, 8408 Wellesly Place

## Next Meeting

**Monday, June 3, 7 pm,**  
**Deer Lake United Methodist Church**

**Report ANY suspicious activity in Killlearn Commons to the Leon County Sheriff: 922-330**