



TOWNHOUSES AT JACARANDA SENTINEL

January 2012

Townhouses of
Jacaranda
Condominium
Assoc., Inc.
8201 NW 8th Street
Plantation Florida
33324

OFFICE INFO:

Monday & Wednesday
10:00am – 6:00pm
Tuesday, Thursday and
Friday
9:00am – 3:00pm
Phone: 954-472-2283
Fax: 954-472-3857

Board of Directors

Wendi Hill,
President
Mark Morgenstern,
Vice President
Phyllis Fabara,
Treasurer
Paulette Watson,
Secretary
Carol Hazan,
Assistant Treasurer
John Lovell II.,
Director
Ben Odebralski,
Director

Staff Members

Elisama Pedraza,
Manager
Jennifer Burt
Collections Assistant
Raquel Comrie,
Office Clerk
Dahyana Romero
Office Clerk

Maintenance Staff

Misael Flores
Norys F. Frias
Mark Masiero
Luis Ramirez



As of FEBRUARY 1st, 2012, we will no longer be sending out the monthly newsletter. You will be able to view it at

www.townhousesatjacaranda.net. You may

still obtain a hard copy of the newsletter by requesting it from the office.

2012 INSURANCE - The Certificate of Insurance for Townhouses at Jacaranda Property Insurance is now available. You may obtain a copy at the office. Please be advised that the property insurance has increased 10% since last year.

The 2012 maintenance coupons will be mailed to all unit owners this week. Please include them with your monthly maintenance payment to:

**Townhouses at Jacaranda
c/o Moody Accounting Services
160 S. University Drive, Suite E
Plantation, FL 33324**

If you have not yet received your coupons, please contact the office.

Also, please be reminded that it is **NOT** too late to submit your proxy for your building reserves. If you have not already done so, please send it to the office as soon as possible.

OUR COMMUNITY

CHRISTMAS TREE PICK UP – The City of Planation Public Works Department will begin picking up Christmas trees starting Tuesday, January 3rd, 2012 and on the following dates ONLY: Monday, January 9th, Tuesday, January 17th, Monday, January 22nd, Monday, January 30th.

NO EXCEPTIONS.

**Residents not wanting to wait for their pick up day are welcome to drop off their undecorated Christmas trees at the Public Works transfer station, free of charge, located at 750 NW 91st Ave. Drop off hours are Monday – Friday from 7am to 4:30pm, Saturday from 8:30am – 4:30pm, and Sunday from 9:30am – 4pm.*

POOL & TENNIS COURTS!

Pool & tennis court keys are available in the office. A \$20 deposit per key is required and can be made payable by check or money order



PLEASE REMEMBER... DOGS!

Walk your dog(s) on the outside of the hedges along Cleary Blvd or Lauderdale West.



MAINTENANCE AND SPECIAL ASSESSMENTS

Please remember to send your monthly maintenance and special assessment payments in 2 separate payments.

Courtesy Reminder – Please remember to remove all Holiday decorations from the outside of your unit. Failure to do so will result in a violation and/or fines levied against your unit.

Construction – There are major Community and Building renovation plans in the works for 2012!

Townhouse for Rent - The Association will have a 3 bedroom 2 bathroom available for rent as of February 1st, 2012. Please contact the office to request an application.

Annual Meeting – The annual meeting date is scheduled for March 14th, 2012.

Bulk Trash Pick Up – Please see the schedule below for 2012 bulk pick up dates. Remember to place trash in the designated area after 7:00pm on the day before.

- January 10th
- February 14th
- March 13th
- April 10th
- May 15th
- June 12th
- July 10th
- August 14th
- September 11th
- October 9th
- November 13th
- December 11th

We ask that you be courteous to your neighbors and place the bulk trash that you take out on your own driveway. We have received numerous complaints from unit owners stating that their neighbors are putting garbage on their driveway.

In an effort to update or records we ask that you please send us your:

- Name
- Phone Number (Cell phone preferred)
- Address
- Email Address (If you have one)

You can either mail us this information, call our office or e-mail to assist.jacaranda@comcast.net



MAINTENANCE:

Townhouses at
Jacaranda
Condominium
Association, Inc.
C/o Moody
Accounting Services,
Inc.
160 S. University
Drive, Suite E
Plantation, FL 33324
Phone: 954-423-3577
Fax: 954-423-8522

**SPECIAL
ASSESSMENT:**

Townhouses at
Jacaranda
8201 NW 8th Street
Plantation, FL
33324

**WHAT YOUR
MAINTENANCE
COVERS**

- Property Insurance
- Grounds upkeep
- Landscaping on front entrances
- Maintenance of all amenities: Pools, tennis courts, playground
- Employee salaries
- Office Supplies
- Utilities for common areas
- Common area reserves (required by the State of FL)

<i>January 2012</i>						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1 New Year's Day 	2 Office Closed	3	4 Reserves Meeting @ 7:30pm	5	6	7
8	9  BOD MEETING @ 7:30pm <i>Landscaping</i>	10  Bulk Pick up/ Landscaping	11 <i>Landscaping</i>	12	13	14
15	16  Martin Luther King Day	17	18	19	20	21
22	23 <i>Landscaping</i>	24 <i>Landscaping</i>	25 <i>Landscaping</i>	26	27	28
29	30	31				