

**Friday – December 13th 2024**

**Notes to the Community BTP Homeowners and Residents,**

BTP Homeowners and Residents,

The Holidays are nearly here – but as usual, there are many topics of interest to share as we move towards the New Year.

**Pressure washing** – As was mentioned earlier, this project has been delayed due to equipment issues (vehicular accidents) with GreenEarth trucks. Work was to begin at BTP on December 2<sup>nd</sup>, however due to these problems, it will now commence on Monday, the 16<sup>th</sup>. The plan is to power wash the driveways/walkways first. That way dirt, etc. will drain to the street gutters and be gone when these gutters and the remainder of the common areas are pressure washed. That portion of the project will be completed after the first of the year. due to the Holidays, expected increased traffic and the like. For those of us that are having our driveways/walkways, etc. cleaned, your vehicles will obviously need to be removed from the driveway. **Scott Peskin**, our GreenEarth contact, believes that it should take between two and three days to complete this portion of the project. He will be providing us with a schedule of the order in which the homes will be done by street, and it will be forwarded as soon as it's received. This should help make the process go as smooth as possible. Vehicles can be parked in the nearest guest parking lot, but only during daylight hours as we know. And as always, there is no parking on any grassy area or in the street, so either use the guest parking areas temporarily or park in your garage until your driveway has been completed. This will be the first time that BTP has used GreenEarth for a pressure washing project. Given their background and the discussions that we've had with Scott, we are looking forward to a tremendous job with both our driveways/walkways – and in some instances, courtyard cabanas.

The larger project – pressure washing our large common areas again, will be done right after the 1<sup>st</sup> of the year.

**Tennis Courts Renovation** – The situation leading up to this point with the project was outlined earlier. The Sports Surfaces crew resumed work on Monday, and they are completing the necessary prep work needed to move forward.

The latest is that the new asphalt to be used for the tennis court and for pickle ball courts will be installed during the middle of next week. After that, the surface will cure for roughly 60 days, when the remainder of the project can then be addressed: striping of the courts, fencing, resurfacing of the basketball court, etc. Should schedules go as anticipated, the project should be completed sometime in late February/early March.

The status of the bocce court is still in question, pending notification of potential additional County requirements by the contractor. Brandi has reached out to them again for clarification.

## **Other items**

**Landscaping** - We have had a couple of instances lately where BTP owners/ residents have approached and acted rudely (yelled at) Greenscapes workers. Please everyone --- this is inappropriate and uncalled for. Should you have issues with the landscapers, please call the Greenscapes office or our office and explain the situation.

Greenscapes does a very good job of responding to their customers. So please – let's be civil when dealing with these people.

Also, Greenscapes have the prerogative to not service your property should situations like this occur. And again, please keep in mind that all of the property within the Community is the property of the POA, not the homeowner (as per our governing document). This includes all vegetation on the property as well, regardless as to who was responsible for planting it.

The POA retained Greenscapes earlier this year to bring our community back to landscape levels that BTP enjoyed years ago. The crew, that works here on a full-time basis, is overseen by certified horticulturists that are implementing Greenspaces best landscaping practices here in our community.

As mentioned previously, when they assumed responsibility for our community on May 1<sup>st</sup>, there was much catching up to do from the previous contractor. And, the responsibility of ongoing service, often hindered by the nearly 80 inches of rain and two hurricanes that we experienced this summer, has had an impact on their efforts.

Visitors to our community speak very highly of our appearance. There is always room for improvement, and the Greenscapes group is working hard to get us to where we want to be.

**Safety** – A member of the Safety Committee has asked that we mention the need for walkers that are out in the early morning to wear clothing that is reflective or that they carry an easily seen, bright flashlight.

Our side streets, in particular, are not necessarily well lit. So, it's a very good practice to make it easy for drivers to see walkers in the dark. So please, for your own safety, wear clothing or carry a light that's easy to see.

**BTP Rule 1.15 – pg 5** - States that "Owners shall not feed any stray or wild animals on the Bell Tower Park Properties, but rather shall report any such wild or stray animals to the Community Association Manager". Apparently, there are several instances of this happening within the community. This rule was written to help prevent wild animals from entering a home, or garage, particularly when the door is left open. Ferrel cats specifically are being fed. But the food can also attract other animals as well.

We have coyotes living in our community, as an example. No one needs these critters hanging around, particularly when residents are walking dogs, etc. Plus, they may well be rabid.

Palm rats also a presence here in BTP and having one of them in your garage can also cause big problems. Our pest service company has placed rat deterrents around the community to help eradicate them. So please refrain from leaving your garage door open and feeding these four-legged animals

**Communications** – The effort to increase the content, value and timeliness of the Bell Tower Park web site continues. A great new addition to the group, **Nina Anderson**, has really added to the effort, led by **John Fuller**. In addition, **Mark Lovelace** has been a great help in adding content, particularly archived information and documents.

There are nearly 300 owners and some long-term renters that have signed up and have access to the web site. This web site includes a directory that contains the names, addresses, email and phone contacts for our participants. This, plus all kinds of information pertaining to the community is available in the easy to access and totally informative site. So, if you haven't subscribed – go to **belltowerparkcommunity.com** to sign up and become a part of the new site.

There are only 12 more days until Christmas, and things will be very busy around our area. Please be careful out there! And -- have a great weekend!

Best regards,

**Ron Mc Ewan,**  
**Board President – Property Owner's Association**