

PRESIDENT'S MESSAGE

March 2007

By Brian Krol

Dear Neighbors,

Every year it seems we go thru a cycle where kids are finding our park area as a place to "hang-out" and conduct themselves not in accordance with the law. Some of these kids live in Sun Valley.

The Board has taken steps to **hinder** their attempts to make our park area a desirable "hang-out" location. We have reduced possible hiding areas by installing new park lighting and trimming the hedge surrounding the racquet ball court. As a warning, surveillance signs have been posted. We have also requested more presence from the sheriff's department. More patrols of our community are on going along with drug enforcement agencies and gang related services. Some arrests have already been made. Please be aware that the Board will hold the parents responsible for any damages that their children do to our common areas.

If crime is to be curtailed in our community, the whole community needs to get involved. Every Sun Valley resident needs to be aware and responsive to illegal activities in our community. **What can YOU do?**

1. The park is closed from dusk to dawn. No one should be in the park area without permission from the Board. If you see someone in the park area after hours call the Palm Beach Sheriff's non-emergency number (688-3400). The park is properly posted and after hours activity without permission should be regarded as suspicious. Inform your children that they are not to be in the park area from dusk to dawn.
2. If you see kids walking down the street checking car doors or going house to house for no reason, call the Sheriff's Department, again for suspicious activity. Be specific in any descriptions or details.
3. We currently do not have anyone from our community involved with the citizen's observation patrol (C.O.P.). We need volunteers to get our car back!
4. Try not to personally confront these people. If they are on your personal property, however you have every right to protect yourself and your property. We need the documentation from the Sheriff's Department to support added patrols to our area.
5. Report suspicious activity to the Sheriff's Department. Often I get e-mails or phone calls after the fact. Please be aware that the Board can do nothing at this point.
6. If you have called the Sheriff's Department, this is the information the Board needs to know. Get case numbers if you can.
7. Pay special attention during school breaks. This is when most occurrences happen.

On a good note, you will be seeing some improvements to our community in the next couple of months.

1. The tennis courts are going to be resurfaced. Please note that they will be closed for 10 to 14 days while this is occurring.
2. The park parking lot is going to be re-surfaced and re-striped after the tennis courts. We are trying to have this done on the weekend as not to disrupt the school bus pick-up in this area.
3. Thanks to the efforts of our Cobwra representatives the county has agreed to install curbs at our front entrance. This should help with the front continually being torn up by vehicles and will cost our community nothing. This is another example of the Board trying to get some of our tax dollars funneled back to our community.
4. We are also working on plans to improve our front entrance. (This will not be done within the next couple of months.) Your input is always welcomed! Please contact Provi with community relations.

Sun Valley is a great place to live and raise your family. We have a great mix of people of all ages living in our community. With a little community pride and involvement everybody will benefit.

God Bless

Brian Krol

RULES & REGULATIONS

POSTING OF SIGNS

It is against Sun Valley regulations to post any sign in the common grounds or swale.

CURBING YOUR DOG

It is the owner's responsibility to pick up and dispose of their dog's waste.

CITIZEN OBSERVATION PATROL (C.O.P.)

We are currently needing volunteers for the C.O.P. program. If interested please contact Brian Krol at (561) 271-0795

PARKING OF CARS

No parking permitted on the lawn, swale, or streets in Sun Valley. Please use driveway and garage. Temporary parking on streets is allowed for parties and special occasions.

ARCHITECTURAL REVIEW

Before making any changes to the exterior of your home or property, you must submit a form (with a copy) to the ARC for approval. You can download this form from our website at sunvalleyflorida.com For questions please contact Frank Burat at 736-0928.

CABLE

Adelphia Cable and SVHOA have a contract for your basic cable subscription service. All payments are included in the Sun Valley Homeowner Association assessment and are paid annually, each January. To order premium cable services, or report any cable problems, call Adelphia directly at 1-877-772-2533.

POOL

Sun Valley Pool is for members only at a cost of **\$275 per year**, running from June 1st to May 31st; **\$150 - weekends membership** (Friday-Saturday-Sunday); and **\$150 - winter membership** (Nov 1st to March 31st). Pool applications, a key, and rules can be obtained from Pamela Sullivan (737-7419) or Pearl Smiler (737-7543).

PARKING LOT

The pool parking lot closes at sunset and opens at sunrise. Please help keep Sun Valley safe and report any car or activity to the Palm Beach Sheriff's office by calling the non-emergency number: (561) 688-3400

GARAGE SALES

Permits are required. Please contact Provi Piekara at 736-5229, or by email at provi@bellsouth.net.

NEWSLETTER ADVERTISING

If you would like to place a business card size ad in the newsletter, the cost is \$15.00 per issue or \$75.00 for six issues.

NEWSLETTER PUBLICATION

The Sun Valley Newsletter is published six times a year as follows: Jan/Feb., March/April, May/June, July/August, Sept. /Oct., and Nov. /Dec. If you wish to submit an article of interest to the community, please submit it no later than the 20th of the month prior in which the newsletter is to be published. All articles may be edited at the publisher's discretion. You are encouraged to write articles that would be of interest to the entire community. Article submissions must be in *MS Word* and emailed to marinomc@bellsouth.net

SUN VALLEY HOMEOWNERS ASSOCIATION NOTICE OF VIOLATIONS

During the next 60 days we will be concentrating on major violations in Sun Valley. Damaged roofs present a too pronged problem: Safety to the property surrounding the offending property; and general aesthetic appearance. If you receive a violation notice and are in the process of repairing or replacing your roof, please inform me so that I can note that in your records.

Recently I've had many phone calls from residents reporting violations. The best way to bring violations to my attention is by e-mail. Mark the subject as "Sun Valley violations." And send it to sharklaw@adelphia.net.

The value of our individual property is directly dependent upon the upkeep of the community. We hope that you balance any frustration that you feel if you receive a violation letter against the rewards that we, as a community, and you, as an individual, benefit from corrective action.

Sincerely,

Jerry Solomon



Volunteers Needed

<u>What:</u>	<u>Please Call:</u>
Community Relations	Provi: 736-5229
Architectural Review Committee	Frank: 736-0928
Rules and Regulations	Jerry: 732-7444
Landscape Committee	Kay: 742-9219
C.O.P.	Brian: 271-0795
Park and Pool	Tom: 732-7339
COBWRA	Ann Marie: 254-4856

THANK YOU FOR YOUR HELP!

Highlights of the February 21, 2007 Meeting of COBWRA

For February, the Coalition of Boynton West Residential Associations met at Majestic Isles.

Guest Speakers: Robert Rubinstein, a shareholder in the law offices of Becker & Poliakoff spoke of various legal situations pertaining to HOA's and Condominiums.

As a business, one must have funds to pay for bills. The Boards have a fiduciary responsibility to oversee their collection. They need to exercise equity, fair play and justice when there is a default by an owner.

- **Collections:** Any action taken must conform to the community's documents. The sooner the collection procedure is started, the more likely to resolve the issue. Long waits will result in higher amounts owed.

- **Liens:** A lien is effective when recorded. For HOAs, a lien may be subject to encumbrances such as first or second mortgages. HOA protection is in its documents unlike condominiums, whose protection is in State Statute 718. To protect itself, HOAs need to change their documents to provide that they have first priority over all other entities liens.

- **Foreclosure:** As per Statute 718, a lien acquired by a condominium is good for one year only. If the condominium does not exercise foreclosure within the year, it loses the lien. The HOA, not governed by statute, has up to five years to file.

- **Grievance Committee:** Empowered by the Board and its duties are imposed by the Board. The committee usually levies fines and tries to mediate issues between an individual and the community.

Chapter 720 of Florida statute requires HOA grievance committees to consist of owners only, no Board members, spouses or association employees. With no similar provision in Statute 718, check the condominium documents for guidance. Small claims court is the venue to collect unpaid fines.

- **Powers of the Board and powers of the Officers:**

The Board is comprised of Directors. The power is in the Board not in the Officers. The Board makes policy decisions, votes on actions & delegates responsibility. The Officers carry out the mandates of the Board.

- **When State Law and the Association's documents are in conflict:** If it is a substantive (actual legal right) law, then the documents control. If it is a procedural or remedial law, State law prevails.

- **Should the Association's documents be amended to conform to the law:** It is not necessary to change the documents however if laws change, you may want to revise the documents to comply with the changes.

ELECTED OFFICIALS REPORTS:

Commissioner Burt Aaronson: The traditional Market Place at Boynton Beach Blvd. and Lyons Road will be a boon for West Boynton. Included in the project will be a multipurpose field, an amphitheater and a school that will also have a baseball field.

In addition funds from my discretionary account will be used to finish Lyons Road from Atlantic Avenue north to Boynton Beach Blvd.

Jog Rd. will remain open to traffic while underground pipes are being installed.

COBWRA REPORTS:

President Barbara Katz reported on the result of the Presidents Forum held at the Lake Worth Drainage District's office. The dialogue between the LWDD and the Presidents helped to understand the problems and solutions of both. The next Forum will take place during April, 2007 at a date to be announced.

Proposed and elected for the Auditing Committee: Joan Brunswick, Jack Leicher and Mitch Radin.

Between the recommendation from the Nomination Committee and nominations from the floor **the slate for Officers for 2007-2008: President:** Barbara Katz, **1st Vice President:** Ken Lassiter and Sandy Parker, **2nd Vice President:** Harriet Helfman, **Treasurer:** Frank Cuomo, **Secretary:** Stuart Caine. The election will be at the March 21, 2007 membership meeting. Voting will be with paper ballots. Each association will have one vote.

Savannah Estates was approved as the 87th member of COBWRA.

COMMITTEE REPORTS:

Growth Management proposals brought before and unanimously approved by the membership

- **Not to approve** the rezoning request for Wal-Mart at the NW corner of Military Trail & Hypoluxo Rd.
- **Not to approve** construction of a professional building & a restaurant on Jog Rd., south of Park Vista H.S.. The reasons: project is inappropriate for area, too close to the high school and may adversely effect the Sheriff's sub-station.
- **Not to approve** building a chemical fertilizer sales facility at the corner of St. Rd. 441 & Lee Rd. The reasons: Property sits at the entrance to the Loxahatchee Reserve, a designated water reserve. A chemical facility may be environmentally damaging to both the Everglades and the water supply.

FUTURE MEETINGS (Open to the public):

Mar. 5, 2007 6:30PM: Growth Management at OMS

Mar. 13, 2007 6:30PM: Special Growth Mgt. at OMS

Mar. 21, 2007 9:30 AM: Delegates meeting at Venetian Isles on Lyons Rd. between Boynton Beach Blvd. & Hypoluxo Rd. Program: Sharon Bock, County Clerk & Comptroller also election of officers.

Mar. 27, 2007 7PM: Community Connections at OMS. Program: TBA

— **By Bob Katz, COBWRA Communications**

<http://communitylink.palmbeachpost.com/groups/COBWRA>

MENTAL FITNESS

Mental exercising has positive effects for people of all ages. Here are some exercises to help you keep your brain fit... Have fun! (Solutions are on page 8).

SUDOKU

Place a number into each box so that each row, column, and small 9-box square within the larger diagram will contain every number from 1 through 9. There's only one possible solution for each sudoku, so be careful!

MEDIUM

	3				6		5	
8		2		3		9		
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HARD

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		9		5		1		
5								6
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LOGIC PUZZLE BOYS IN THE BAND

The So-Kool Record company recently held auditions across the country to find four singers to form a new band. The four guys chosen are now super-stars but can you work out each guy's previous day job, his age (19,20,21,22) and home town?

1. Greg is exactly two years younger or older than the guy from Cleveland who used to be a truck driver.
2. Either Darren or the guy from Seattle (who may or may not be Patrick) used to deliver pizzas.
3. The guy from New York is younger than Daniel but older than the one who used to be a carpenter.
4. The 22 year old from San Francisco isn't the one who used to be a waiter

Name	Job	City	Age

COMMUNITY CORNER

Announcements



Attention Sun Valley Residents! On June 2nd, 2007 we are going to have our 2nd Annual Sun Valley Picnic!

Those of you that came last year enjoyed the wonderful food, music, fun and games! There will be a repeat performance this year!

Please remember to bring your bathing suit - the pool will be open, and your chairs! Looking forward to seeing you all there!

**KNIGHTS OF COLUMBUS TRINITY COUNCIL 4839
AND
ST. THOMAS MORE CHURCH**

Invite you to a

NIGHT AT THE BALL PARK

Florida Marlins vs. New York Mets

Thursday, April 19 at 7:05 P.M.

INFIELD BOX SECTION - LOWER LEVEL OF THE STADIUM

TICKETS: \$45.00 pp

INCLUDES BOX SEATS, BUS AND BOX LUNCH

MAKE YOUR RESERVATIONS ON OR BEFORE MARCH 30th

Please specify the number of people in your group and their names. Mail a check for the full amount.
(Please include your phone number). LIMITED SEATING.

For Reservations contact:

Tony Piccolino at 733-8157 or apiccolino@bellsouth.net

**MAIL CHECKS TO: ANTHONY PICCOLINO
7815 CAMPANIA DR.
BOYNTON BEACH, FL 33437**

BUS WILL LEAVE AT 5:00 PM FROM ST. THOMAS MORE CHURCH PARKING LOT.

Celebrating a special birthday? Anniversary? Graduation? Birth? Let's share it in the new "Community Corner". Do you have a question pertaining to the community? Write an email to provi@bellsouth.net and ask "Dear Provi".

If you don't have a computer, please forward your questions or correspondence to "Dear Provi" Sun Valley Homeowners Association, P.O. Box 740362, Boynton Beach, Florida 33437-0362. Looking forward to hearing from you, Provi

Sun Valley Homeowners Association GARAGE SALE PERMIT

NAME: _____

ADDRESS: _____

DATE OF SALE: _____

By signing this form I agree to the following:

1. *I will not bring in merchandise from my friends or neighbors to sell.*
2. *I will have no more than two sales per year.*
3. *I will post a maximum of TWO SIGNS ONLY. One at the front and one in my yard.*
4. *I will clean up after the sale and dispose of all remaining items.*
5. *I will make this form available during the sale.*

SIGNATURE OF HOMEOWNER : _____

AUTHORIZED BY: _____

SIGNATURE: _____ DATE: _____

Mail this form (At least 3 weeks in advance) to:

**SUN VALLEY HOMEOWNERS ASSOCIATION
GARAGE SALE COMMITTEE
P.O. BOX 740362
Boynton Beach, Fl. 33474- 0362**

ROOFING COMPLAINTS NAMES AND NUMBERS

Michael Fox - Construction Plans Examiner

Palm Beach County, Planning, Zoning and Building Department

Ph- 561-233-5117, 561-233-5286

Email: www.mfox@co.palm-beach.fl.us

Palm Beach County Consumer Affairs

Ph- 561-712-6600

Ph- 1-888-852-7382

Rebecca D. Caldwell - Building Official

Ph-561-233-5100

E-mail: rcaldwel@pbcgov.com

Department of Business and Professional Regulation

Heather Cash, Senior Consumer Complaints Analyst

Ph-850-488-6603, Fax-850-921-2124

Dave Aronberg – State Senator

Ph- 561-433-2627, Fax 561-434-3995

E-mail: aronberg.dave.web@flsenate.gov

MENTAL FITNESS SOLUTIONS

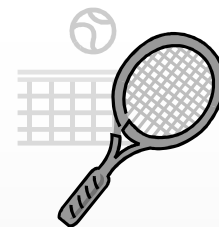
SUDOKU

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3	4	5	6	8	2	7	1	9
8	2	1	5	7	9	6	3	4
9	7	6	4	3	1	5	2	8
4	6	9	2	5	3	1	8	7
5	3	7	8	1	4	2	9	6
1	8	2	9	6	7	4	5	3

LOGIC PUZZLE – BOYS IN THE BAND

Name	Job	City	Age
Daniel	truck driver	Cleveland	21
Darren	pizza delivery	San Francisco	22
Greg	carpenter	Seattle	19
Patrick	waiter	New York	20



TENNIS ANYONE?

If there is anyone in the community interested in playing some casual games of tennis, please email Paul at meletxl@bellsouth.net

Just bring your racket, balls and a cold drink to the tennis courts in Sun Valley Park.

Evenings and weekends preferred.
Any age or skill level.

CALENDAR OF EVENTS

MARCH 2007

Women's History Month.

Sun. Mar. 4 – Purim

Sun. Mar. 11 – Daylight Saving Time begins.

Tue. Mar. 13 – ARC Committee Meeting.

Thu. Mar. 15 – The Ides of March.

Sat. Mar. 17 – St. Patrick's Day.

Tue. Mar. 20 – Spring begins.

Wed. Mar. 21 – 7:00 PM. Sun Valley HOA Board Meeting at the Odyssey School at Woolbright Rd. All Homeowners are welcome.

Sat. Mar. 31 - Mawlid al-Nabi

APRIL 2007

Poetry Month.

Sun. Apr. 1 – April Fool's Day.

Sun. Apr. 1 – Palm Sunday.

Tue. Apr. 3 – 1st Day of Passover.

Fri. Apr. 6 – Good Friday.

Sun. Apr. 8 – Easter Sunday

Tue. Apr. 10 – ARC Committee Meeting.

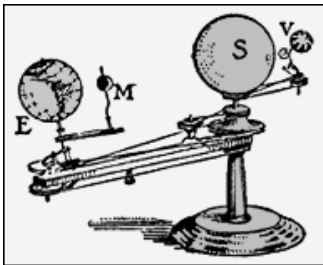
Wed. Apr. 18 – 7:00 PM. Sun Valley HOA Board Meeting at the Odyssey School at Woolbright Rd. All Homeowners are welcome.

Fri. Apr. 20 – Deadline for May/June Newsletter Articles & Advertising Submission.

THE RITE OF SPRING

Vernal equinox occurs on March 20, 2007

March 20, 2007, is a date that most of us recognize as symbolic of changing seasons. As we welcome spring, people south of the equator are actually gearing up for the cooler temperatures of autumn.



What Happens at the Equinox?

Far from being an arbitrary indicator of the changing seasons, March 20 (March 21 in some years) is significant for astronomical reasons. On March 20, 2007, at precisely 8:07 P.M. EDT (March 21, 00:07 Universal Time), the Sun will cross directly over the Earth's equator. This moment is known as the vernal equinox in the Northern Hemisphere. For the Southern Hemisphere, this is the moment of the autumnal equinox.

Equinox Means "Equal Night"

Translated literally, equinox means "equal night." Because the sun is positioned above the equator, day and night are about equal in length all over the world during the equinoxes. A second equinox occurs each year on September 22 or 23; in 2007, it will be on September 23 at 5:51 A.M. EDT (09:51 UT). This date will mark the autumnal equinox in the Northern Hemisphere and the vernal equinox in the Southern (vernal denotes "spring").

Reasons for the Seasons

These brief but monumental moments owe their significance to the 23.4 degree tilt of the Earth's axis. Because of the tilt, we receive the Sun's rays most directly in the summer. In the winter, when we are tilted away from the Sun, the rays pass through the atmosphere at a greater slant, bringing lower temperatures. If the Earth rotated on an axis perpendicular to the plane of the Earth's orbit around the Sun, there would be no variation in day lengths or temperatures throughout the year, and we would not have seasons.

Rituals and Traditions

Modern astronomy aside, people have recognized the vernal equinox for thousands of years. There is no shortage of rituals and traditions surrounding the coming of spring. Many early peoples celebrated for the basic reason that their food supplies would soon be restored. The date is significant in Christianity because Easter always falls on the first Sunday after the first full moon after the vernal equinox. It is also probably no coincidence that early Egyptians built the Great Sphinx so that it points directly toward the rising Sun on the day of the vernal equinox.

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Vice President	Frank Burat	736 - 0928	lburat@bellsouth.net
Recording Secretary	Tim Motlow III	731 - 4040	tnlmotlow@aol.com
Secretary/Treasurer	Thomas Kennard	732 - 7339	Tkennardbb@aol.com

COMMITTEES AND DIRECTORS

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COBWRA Delegate		888-683-1000	
C.O.P.	Ann Marie Edmonds	254 - 4856	
Rules & Regulations	Jerry Solomon	732 - 7444	sharklaw@adelphia.net
Flood Control	Thomas Kennard	732 - 7339	
Garage Sales	Provi Piekara	736 - 5229	provi@bellsouth.net
Grievance	Edward Savinon		
Newsletter	Maria C. Marino	752 - 2085	marinomc@bellsouth.net
Playground	Paul LeTourneau	369 - 8152	meletxl@bellsouth.net
Pool Chairman	Pam Sullivan	737 - 7419	
	Pearl Smiler	737 - 7543	
Website Master	Paul LeTourneau	369 - 8152	meletxl@bellsouth.net
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