



Silver Oaks Subdivision, Phase I, Home Owner's Association Newsletter December 2005

Board of Directors

President & Newsletter Editor - Bill Vickery, 423-0996
wwwjr@cox.net

Vice President – Edwin Santos, 682-2911,
hmd5859@cox.net

Treasurer - Margo Vickery, 423-0996,
mvickery1@cox.net

Secretary – Vacant. Temporarily held by Margo Vickery pending appointment of permanent one.

Architectural Committee Chair - Jack Hughes,
423-0877, jackH707@aol.com

Architectural Committee Member - Kim Bowman,
682-7252, phil-dirt@cox.net

Architectural Committee Member - Johnny Williams,
689-4495, Johnny.Williams@cox.net

Webmaster & Grounds Chair – Darren Etheridge,
423-0830, detheridge@clerkofcourts.cc

Member at Large – Barbara Cole, 682-5283,
franzcole@cox.net

Member at Large – Adam Grabowski,
amgrabowski@cox.net

Past President - Edwin Santos, 682-2911

Volunteers

Common Grounds Decoration Committee

Heather Coleman, 423-1185

Erin Lamkin, 683-4581, elamkin@cox.net

Linda Zoltek, 689-8598, lindazoltek@yahoo.com

Welcome Wagon Chair

Connie O'Neil, 682-4654, josephroneill@cox.net

Newsletter

We plan to publish this newsletter monthly. It will follow each Home Owner's Association meeting. Opinions expressed are those of the authors. Permission for Silver Oaks Phase I residents to reprint is granted. Articles/items are solicited for this newsletter and need to arrive by the end of each month for publication the following month, if room permits. We prefer to stay away from religious or political statements, but see nothing wrong with announcing social, church, or political events. Mail or e-mail to Newsletter Editor. Photos/art work are welcome also. Written details surrounding photos/art work will be appreciated. Who, what, when, how, etc.

Advertising

Want to be a newsletter sponsor? Being one can be very good for your business. This newsletter will reach over 100 families. \$36.00 will get your business card included in this newsletter for one year. Contact our Treasurer on how you do it.

**Next Silver Oaks Phase I Home Owners
Association Meeting – January 10, 2006
6:30 pm, Davidson Middle School**

**You are invited and encouraged to attend.
Help us make sure we are meeting your needs.**

Web Site: <http://www.silveroaksfl.com>

**Silver Oaks Home Owner's Association
P.O. Box 1542
Crestview FL 32539**

Silver Oaks Subdivision Phase 1 Board Meeting

December 13, 2005. Main items:

1. Ashley Barrineau of the Okaloosa County Sheriff's Department gave those attending a very well done presentation on Neighborhood Watch (NW) programs. She explained "teen court" and its success rate. And, she provided excellent tips for dealing with crime and related matters in our neighborhood. Kim Bowman and Vic Fleischer of Silver Oaks Phase I volunteered to be our focal points for the NW program. More to come on this program. Thanks to Kim and Vic for stepping up to this.
2. Collection efforts and solutions for 2005 lot owner assessments were approved. Only three lots remain. No liens have been necessary so far. Cooperation has been very good.
3. Our 2006 accountant contract with Michael S. McDuffie, CPA PA, Crestview, FL was approved.
4. 2006 budget, association fee (\$185.00 per lot), due date (30 January 2006) were approved. Invoices for lot owner assessment fees should be in the mail by December 15, 2005.
5. Improperly stored trailers were discussed. Two homeowners have responded favorably to suggestions that they properly store their trailers. Board is looking into whether fines or other corrective measures can be taken against those that fail to comply with this requirement.
6. Mail Box Stations. Some residents have problems concerning their damaged mailbox stations. The Covenants, Conditions, and Restrictions of Silver Oaks Subdivision, Phase I, Article V, Section 3 says, "Mailbox stations shall be identical and will be supplied by the developer at its cost not to exceed \$150.00." The developer no longer supplies these mailbox stations. And, there is no known local supplier that has these or all parts thereof on their shelf. Your Board of Directors has come up with a solution to this problem that we think will be acceptable for the time being. See related article below by Barbara Cole.
7. Yard of the Month. Congratulations to the Lee family at 5847 Saratoga Drive.
8. The vote on granting Silver Oaks, Phase I, Home Owners' Association Board of Directors Variance Authority for the requirements within Declaration of Covenants, Conditions, and Restrictions of Silver Oaks Subdivision, Phase I, dated September 15, 1998 is ongoing. NOTE: See article on page 2 for update concerning votes received after the meeting.
9. Edwin Santos discussed Silver Oaks Phase I resident petitions underway for:
 - a. Speed bumps on Hunting Meadows and Saratoga between Hunting Meadows and Sorrel Ridge Road.
 - b. Sidewalk/bike path from entrance of Silver Oaks Phase I to Davidson Middle School.
10. Filling of the Board Secretary position was tabled until next meeting. We do not have a volunteer for this position.

11. Barbara Cole presented a quote to install video surveillance cameras at two locations within Silver Oaks Phase I due to recent crime problems in the area. Action on this quote/project was tabled for six months pending results of Neighborhood Watch program. In addition, two homeowners present voiced strong opposition to any video surveillance in our area.

12. Barbara Cole was tasked to prepare a paper on installation/approval process for satellite dishes within our area.

13. The great efforts our Common Area Decoration committee were recognized. Heather Coleman and Erin Lamkin did a superb job on this. Please check out their efforts especially at night at the front of our area.

Our next Silver Oaks Phase I Home Owners Association Meeting will be January 10, 2006 at Davidson Middle School. We look forward to seeing your smiling face at the meeting.

Silver Oaks Phase I Mail Box Stations

By Barbara Cole

Vandal damaged mailbox stations (all below black mail box) will be repaired or replaced by your homeowners association Board of Directors free of charge. Black mail boxes are available off the shelf at several local hardware stores and need to be replaced by the homeowner. Jack Hughes has volunteered to take the lead on these repairs. We are also talking to others to enlist their help on making some of the parts and/or helping. If the homeowner can assist, their help will be appreciated. Please call Barbara Cole at 682-5283 to request this service.

Variance Vote Status

By Bill Vickery

Reference item 8 of above December 13, 2005 summary: Vote has been terminated at 71 votes YES and 13 NO. Since 90% of 130 need to vote YES and 10% of 130 is 13, the vote is settled. The Nos have it.

PROPERTY OWNERS OF SILVER OAKS, PHASE I

By Bill Vickery

We created a listing of names and addresses/lot numbers of owners of property within Silver Oaks Phase I using data from the Okaloosa County Property Appraiser files via public domain (internet). We will publish this listing periodically. If you want a copy of this listing, please e-mail me at wwwjr@cox.net from your private e-mail account. Listing your phone number or e-mail address in this listing is optional. If you don't have e-mail and want a copy of this listing, please come to our next HOA meeting on January 3, 2006 to get one. These listings are sent BCC: (blind courtesy copy) so SPAMers will find it much harder to capture e-mail addresses to harass folks. We urge our residents not to use any of the e-mail addresses or information in this listing for commercial purposes. That is not what this listing is about. It is done in an effort to improve communication amongst our neighbors. It will also help in our Neighborhood Watch program.

Vehicles, Trailers, and Boat Storage

By Bill Vickery

Declaration of Covenants, Conditions and Restrictions of Silver Oaks subdivision, Phase I, Article IX, Section 5 continues to say, "Vehicles, Trailers, and Boat Storage. Inoperative vehicles, travel trailers, recreational vehicles, commercial vehicles, buses and trucks with more than six wheels, boats and trailers, if stored on a Lot shall be kept in a concealed manner: closed garage, storage space, or within a fence, all so as not to be observable from other Lots or Common Areas. Garage and storage spaces must be approved by the Architectural Committee."

If you have a utility or any type trailer sitting in your driveway unconcealed for more than 4 days, we will appreciate it if you take it upon yourself to get it into proper storage. Same goes for inoperative vehicles or boats.

Silver Oaks Phase I News

Tim and Erin Lamkin, of Sorrel Ridge Road, are expecting a baby girl to arrive around April 2006. We understand that Power Rangers Matt and Tommy are excited as are the parents of this Power Rangerette. So are their next door neighbors.

Welcome to Mike and Tara Ply who recently moved into 5838 Huntington Meadows Drive. They moved here from Shalimar, Florida. Let's make them feel welcome.

Welcome to the Kevin Kadamus family, 2604 Palamino Trail. They are moving here from Vermont. His wife (Diana) and son will be here around 1 January. Let's make them feel welcome also.

Dale Rice, Jr., of Buckskin Court, has been named President/CEO at First National Bank of Crestview. Dale has over 20 years banking experience. We think he will have his office in that little First National bank next to Crestview post office.

Suspicious behavior, thefts, or vandalism are things we all need to deal with in Silver Oaks. Unreported crimes rarely get solved.

ODDS and ENDS

By Bill Vickery

NEW RESIDENTS: If you recently moved into our area and have not received a welcome basket, please let us know. Contact one of our Board Members listed on the cover of this newsletter.

YARD OF THE MONTH PROGRAM: During the last week of each month, we will tour Silver Oaks Phase I to pick the Yard Of The Month for the next month. We'll include a photo of the Yard Of The Month in the newsletter for that month. Basic criteria by those selecting winners is "curb appeal."

BACK FLOW PIPES. In our November newsletter we enclosed a fake rock photo and sources to get one to cover back flow pipes in your yard. Covering back flow pipes isn't just a beautification thing. The cover will also protect the pipes from freezing. Freezing does happen here! John Widmaier of 2622 Sorrel Ridge Road has a low cost solution to covering back flow pipes. Here is a photo of his "dog house" back flow pipe cover. It is very functional and looks neat.



MORE ON BACKFLOW PIPES. If yours was recently tested and found defective, give the folks at Bogan Supply Company (next to Sonic) on highway 85 a chance to rebuild it before you buy a new one. Rebuild price is much less. Thanks to Jack Hughes for this tip.

WANTED: Your Wants/Needs/FOR SALE items. If you are looking for something or a particular service, i.e., lawn cutting, car washing, pressure washing, etc., or, if you, as a private person (not in business), have something to sell, send your data for next newsletter. Free.

BABY SITTER NEEDED: Beginning January 3, I need someone to keep my 3 year old son, Ethan. I need someone to commit to 12 pm—5 pm, Monday-Friday, but most days it will be only until 4pm. I live on Sorrel Ridge Road and my number is 682-6383. Shannon Anderson

FOR SALE: Size 6 lavender pageant dress, only worn twice. Price: \$75.00. Contact Kim Bowman, 682-7252

SERVICE OFFERED: I will wash your car or truck in my or your driveway using my soap and accessories. Contact Edwin Santos, Jr., 682- 2911

SERVICE OFFERED: Baby sitting (after school hours) in your home. Contact Amy Santos, 682-2911

FOR SALE: New Wilson Staff Levitator navy blue golf bag for walkers. Light weight.

Complete with Wilson Staff towel. \$30.00. See at 2638 Sorrel Ridge Road. Call Bill

Vickery, 423-0996

Newsletter Sponsors
By Margo Vickery

If you know of someone with a business that would like to become better known within Silver Oaks Phase I, please ask them to consider becoming a sponsor for our newsletter. \$36.00 will get their business card included in this newsletter for one year. Have them contact me at 423-0996 or mwickery1@cox.net

THOUGHT FOR THE DAY: 35% of adults believe that 80% of the top 20% of the world's population are wrong about what 65% of the world believes 50% of the time. Author unknown. Source: <http://www.mountainwings.com>

Upcoming Event

January 14, 2006. Woodlawn Baptist Church and Messiah's Messengers Quartet will host the Legendary "BLACKWOODS" (Blackwood Quartet and Blackwood Singers) for an evening of great Southern Gospel music. The concert will be held on January 14, 2006 at 6PM at Woodlawn Baptist Church, located at 824 North Ferdon Blvd, Crestview, FL. Advance tickets available at: Woodlawn Baptist Church Office; Property Professionals Plus at 502A South Ferdon Blvd, Crestview; Gospel Lighthouse Bookstore in Crestview & Ft Walton; and Milton Flower and Gift World, Freeport, FL. Tickets available at the door. Suggested donation: \$10 advance \$15 at the door. Children 12 and under admitted free of charge. Need more information? Call Roger Tate @ 850-259-0337 or Ronnie Middlebrooks @ 826-1839.



We wish you and yours a great holiday season



Merry Christmas and Happy New Year



December 2005 Yard Of The Month (The Lee Home, 5847 Saratoga Drive)



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% Bill Vickery
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TO: