



Ashford Village

Community Newsletter

Winter/Spring

2011

Early Spring Cleaning...

Pressure cleaning of sidewalks & valley curbs has been completed. Residents should maintain the sidewalks and swales in front of their home on a regular basis to keep the community looking fresh all year.

Mahogany Tree Trimming...

The Mahogany trees in the swale were recently trimmed by All Around Tree Service. The canopies have been opened, which will allow the wind to pass through the trees in a storm and not blow them over. The lower branches have been removed where possible, eliminating the overhang at sidewalks and streets.

Entry Island Improvements...

New site lighting will be installed in the center entry islands. This will not only add architectural interest to our entry but aid in security. State of the art security cameras have been ordered and will soon be added to the four existing ones. Signage will warn trespassers that the property is under surveillance at all times.

Exterior Modifications...

Please remember that any exterior modifications to your home must first be approved by your village ARC and then by the Master Association ARC. The Master Association has revised the rules and procedures. The revisions are available on line at madisongreen.net or at the club.

Home of the Month.....

The Home of the Month program is intended to inspire residents of Ashford Village to take pride in the appearance of their yards and exterior of their homes as well as improve the overall curb-appeal of the neighborhood.

One winner each month, will receive a gift card valued at **\$100.00 from Lowes Home Improvement** and will proudly display a "Home of the Month" sign in their yard for the entire month. A picture of the winning yard will also be posted on the Ashford Village Community Website.

All residences are automatically eligible by default and every homeowner is invited to participate if your account is in good standing. If its not, please make payment arrangements so you won't miss out on this opportunity.

Guidelines and criteria are as follows:

The upkeep of the yard can reflect the efforts of the residents themselves or that of a professional landscaper or groundskeeper.

Exterior Home Maintenance

- ❖ Roof and exterior of home, free of visible mold, rust and dirt
- ❖ Driveway, free of oil stains, cracked paint, mold, etc.
- ❖ Sidewalk and valley curb, clean of mold, mildew and stains

Yard Maintenance:

- ❖ Healthy lawn, neatly mowed and edged - no bare spots
- ❖ Pruned and trimmed shrubs and trees
- ❖ Healthy plants
- ❖ No weeds in landscape beds
- ❖ Yard free of debris and clutter

Design and Landscaping:

- ❖ Use of color and/or texture
- ❖ Creative, unique, curb appeal
- ❖ Overall aesthetic appeal, an inspiration to others in the neighborhood
- ❖ Balance appropriate to house and lot size
- ❖ A unified, simple and balanced landscape design. Neat and natural.

Each yard will be limited to winning the award only once in any calendar year. While an individual's home is being recognized as an Ashford Village "Home of the Month" they are expected to maintain their yard in the same manner that allowed them to win the title.

Only the front yards as viewed from the street will be judged. Backyards will not be considered, even if visible from the street.

All plantings must be living, no plastic, silk or artificial plants.

Current board members and voting members of the Compliance Committee are not eligible.

Winner must be in good standing with the Ashford Village Homeowners Association.

1. Dues paid in full
2. In compliance with the Ashford Village Covenants Members of the Ashford Compliance Committee will judge, determine and select the Home of the Month prior to the award being given.

Judges decisions are final.

Healthy grass with no bare spots or excessive weeds. Grass shall be mowed and edged, and grass around foundations and fences shall be trimmed. Debris (garbage, pet feces, etc.) shall be picked up and removed. A unified, simple and balanced landscape design. Neat and natural.

LANDSCAPE & FLOWER BEDS: Beds weeded and edged. Flowers deadheaded and dead plants removed. Trees and shrubs pruned. Natural areas cleaned. Beautification efforts including new flowers, new trees, new shrubs, etc. Plantings in scale with the surroundings and limited to a few different types of plants rather than too many which may confuse the eye.

WALKWAYS & DRIVEWAYS: Walkways and driveways shall be clean (including trash containers or yard products removed from view). The area in front of curb shall be free from debris and dirt.

AESTHETICS: Overall look of landscaping (formal versus informal, use of color and textures, garden art), inviting look of front entryway (hanging baskets, pots, cleanliness etc.) Originality/creativity (any special touches of the owner i.e., yard art, bird feeders, etc.)

Lawn & Landscape Debris...

If you employ the services of a lawn and landscape company to service your property, or decide to do the job yourself, it is your responsibility to clean up any debris in the roadway and swale. **Debris may not be placed at the curb any earlier than the day before a scheduled removal**, which is Friday for Madison Green communities. When you contract with a lawn company, please advise them they need to haul it away or schedule service the day prior to removal.

Oh, isn't your Puppy Adorable...

As our community is made up of families as well as "four-legged" family members, it is most important to the community that discretionary courtesies are in place for all of us to live harmoniously.

It is very discourteous, not to mention in violation of your Association's documents, to allow your pet (i.e. cats, dogs, etc.) to roam free and unattended.

Please take the initiative to **Keep** your pet under a "controlled" leash when outside of the dwelling unit, and **Pick up** pet waste and dispose of it properly.

General Up-Keep...

Trash cans may NOT be kept outside of the home. This is a violation and may be subject to fines. The trash bins must be stored out of view of the street.



Century Management Services, Inc.

561-798-8477 (office)

#561-798-7488 (facsimile)

8:30am to 5:30pm

Diana Fordering, LCAM

DianaFordering@centurymanagement.com

Julie Huff, Operations

Julie@centurymanagement.com

**Our Office is conveniently located just west of
Madison Green on Okeechobee Blvd. in
Loxahatchee.**

