

CRV HOMEOWNERS ASSOCIATION

JUNE 2010 NEWSLETTER

CRV HOA, PMB 512, 987 N Suncoast Blvd., Crystal River FL 34429
Website ~ www.crystalrivervillagehoa.com

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The President's Message

You may have noticed a new mowing company has been hired by the Office to mow our lots. As of this writing they have only been here once, but residents are happy with them so far. They appear to be doing a good job and are being careful and respectful of our property as they work around our units. We hope that this will continue.

During the 6 month process of our Village's challenge to the lot rental increase, we have adhered to the law of Chapter 723 by which we are governed. When an agreement is reached in Mediation under Chapter 723, it becomes a binding contract. On May 6, 2010 we left the Mediation with an agreement signed by the Owners and by myself as President of the CRV Homeowners Association. As part of that agreement, residents will cease protesting and picketing, and remove the HOA For Sale protest signs from their units. It was also agreed that rent payments will be made by check or money order so the office does not have large sums of cash on the premises. We do not wish the Owners to have any cause to charge us with a breach of the agreement. Since the Mediation, CRV residents seem to have breathed a sigh of relief and appear more relaxed.

Several attempts have made recently to capture our remaining swan and return it to Tallahassee for safety from alligators. He/she is quite adept at eluding capture, but we will continue our efforts.

I hope to see all of you at the Memorial Day services as we reflect on the passing of several of our residents in the past year and honor their memory.

Carl Preston(#340) 795-6458

Memorial Day Plans

The Memorial Day service on Monday, May 31 will begin at 10:00 am with a flag raising ceremony at the entrance to our Village. The service will continue at the Clubhouse with a time of remembering those CRV residents who have passed away since last Memorial Day.

Fourth of July

Be looking ahead to the Independence Day celebration on the 4th. Get things together to decorate your cart, bicycle and even yourself. A parade will be held before the cookout at the Clubhouse. Next month's newsletter will provide more information.

New CRV Residents

We welcome new resident Joyce Caul in lot #538. Joyce, who is from the Buffalo NY area, will summer with her daughter in Davenport, FL but return to CRV in the fall.

We also have new owners moving into lots #376 and #440. I hope to have their names for our next newsletter. If you see them before then, please welcome them to our Village.

We bid a fond farewell to Vernon & Charlotte Moore and Paul & Judy Haberlein, former residents in lots #538 and #376.

June Ladies Luncheon

The June Ladies Luncheon will be held at noon on Thursday, June 24 at the Crystal River Ale House, located at the Port Hotel & Marina on King's Bay. Your hostesses are Rose Peckham (563-9831) and Ruth Slaton (794-4060). A menu and sign-up sheets will be posted on the bulletin board.

Ladies, if you have signed up for the luncheon and discover you will be unable to attend, please contact a hostess to let them know. Restaurants make a special effort to provide sufficient seating for our gatherings. If our group is not going to need that seating, it could be used for other patrons.

Congratulations & Best Wishes!

June Birthdays

1	Lew Clark	(448)	20	Bob O'Brien	(502)
2	Margie Jordan	(177)	21	Blanche Dooley	(429)
3	Jan Hunt	(367)	21	Ray Pelletier	(180)
3	John Moore	(173)	22	Kellee Clark	(448)
6	Ingrid Brinkman	(522)	23	Don Buschbascher	(497)
7	Gerald Phillips	(430)	25	Marie Cross	(375)
10	Leo Lumpiesz	(338)	25	Hazel Buschbascher	(497)
11	Priscilla Ballagh	(348)	25	Dottie Matteson	(443)
11	Lynn Krueger	(506)	26	Barbara Harner	(527)
13	Bob Cross	(375)	27	Les Davis	(407)
15	Lynn Preston	(340)	30	Bob Johnson	(396)
18	Stan Zipperer	(310)	30	Sue Newell	(369)

June Anniversaries

3	Jim & Dolores Harrison	(336)
8	Butch & Sharon Shull	(434)
8	John & Shirley Clark	(508)
11	Bob & Gloria Cate	(160)
16	Peter & Shirley Durante	(518)
17	Tom & Joyce Douglas	(510)
21	Ken & Bobbie Barnes Ogdic	(365)
22	Ed & Marilyn Plissey	(343)
23	Ron & Patty Ferro	(339)
23	Bob & Pat LaManna	(405)
25	Harry & Marilyn Chisholm	(320)

Shuffleboard Winners

May 4	Alba Falgiano & Lorraine Fricke
May 11	Ralph Falgiano & Woody Wood
May 18	Thelma Bachert & Woody Wood
May 25	Margie Jordan & Ken Schedel

Bingo Jackpot Winners

Apr. 28	Marj Tischer	\$186
May 5	Lorraine Fricke	\$125
May 12	Lee Horner	\$138
May 19	Wanda Kolb	\$156
May 26	Mary Gavaza	\$138

Sincere Thanks

Dear CRV Friends,

Thank you for your thoughts and prayers at this difficult time in the loss of my husband Dave.

Fondly, Faye Cartner (#442)

A July Cruise Outing

A Luncheon Cruise is being considered for late July. A coach would depart from our Clubhouse and take us to Sanford. The Rivership Romance, owned by Romance Cruise Lines, makes a 26 mile round trip on the beautiful amber-colored St. Johns River known for its richness and diversity of wildlife. A light brunch is served upon arrival. For the early afternoon meal, you have a choice of five entrees accompanied by salad, rolls and dessert.

Tentative dates are either July 24 or 31. A sign-up sheet is on the bulletin board to determine interest. More information will be provided in the June newsletter. This event is being coordinated by Dottie Matteson (#443) 795-8698 and Trudy Wood (#523) 563-2612, co-chairs of Trips & Outings.

Bingo News

Throughout the months of June, July and August, if you bring a friend who has never been to Bingo or has not attended in six months, you can both play for half the regular price - \$4 each - for that night. It's worth it to you, because the more people who play, the higher the payout! See you Wednesday night at the Clubhouse, and bring a friend.

Certificate Of Appreciation

A Certificate of Appreciation was awarded to MaryLou Benedict by her Bone Builders Class on May 6 at the Clubhouse. This award was in recognition of the dedication, enthusiasm and encouragement she gives our Seniors. The group enjoyed refreshments after the Award presentation. MaryLou and her family are at home in New York for the summer months. She plans to resume leading classes here in November.

Submitted by Ruth Slaton
for the Bone Builders Class

May HOA Meeting Summary

The HOA meeting on May 4 did not have a quorum in attendance, so an informal meeting was held. All Board members were present. Several residents expressed concerns about strange vehicles in the Village. The white truck is from the Citrus County Tax Collectors Office and is taking pictures and information for valuation purposes. The yellow VW is a census worker.

The Rent Committee will have the Mediation Meeting on Thursday, May 6 at the Sales Office. All those who usually protest on Monday or Friday are asked to be there on Wednesday instead, to make a strong showing. But do not protest on Thursday during the Mediation.

Several residents expressed concern about our remaining swan. He/she appears to be very lonely and has not been eating. Some have suggested getting another replacement while others favor returning it to Tallahassee from where it was obtained. A straw vote was taken to get an idea of how residents feel on the issue. A strong majority was in favor of taking it back. Art Devlin will look into arranging a return.

The meeting adjourned at 7:30 pm.

Hurricane Season

Just a reminder, hurricane season is here again. It is time to gather those items you may need in case of an emergency or evacuation. Have items like batteries, flashlights, water, and non-perishable foods ready. And locate your re-entry tag before it is needed.

CRV Yard Sale

Our annual yard sale is held in late winter (around March). Though that date is far off, if you have items to donate and want get them out of your way now, they can be left at Carol Nye's garage (#314) any time. Our HOA appreciates your donations.

May Pot Luck Speakers


At the Potluck on May 20, following the meal, we had several people speak about taxes and how they affect us as owners of manufactured homes. Our first speaker was Ed Green, who is President of the Walden Woods HOA and also President of the Citrus County Citizens Coalition, an organization of leadership of manufactured home park HOAs in this county. His purpose was to share information concerning living in and selling our homes. In FL, a manufactured home is considered a vehicle and is registered and taxed as such. Most of us have double wide units and thus have 2 registrations. Mr. Green stresses each homeowner should sign a "declaration of domicile" if your unit is your primary residence. It doesn't take long for a serious illness to deplete one's financial resources. This document protects you from having your home taken from you as collateral for a debt. (Note: A "declaration of domicile" form is being placed on our website.) Mr. Green also discussed selling our homes. There are two ways to sell, either by listing through a park agent or by selling it yourself privately. As noted in last month's newsletter, a private sale by owner can save the buyer a considerable amount of money by allowing for the deduction of the value of tangible items.

Our next speakers were from the Citrus County Tax Office in Inverness. Their office and the one in Crystal River collect taxes on property and vehicles, sell hunting and fishing licenses, and provide drivers licenses. FL Residents over the age of 65 do not have to buy a hunting or fishing license. However they must have proof of identification on them, such as a drivers license. A recent change in FL law now affects obtaining drivers licenses. A license from another state is no longer acceptable as identification. You must have two other forms of ID, such as a passport, birth certificate, or utility bill for your present residence. They mentioned two websites, www.pa.citrus.fl.us (property assessors) and www.tc.citrus.fl.us (tax collectors) that have a lot of valuable information for county residents.

Delnora, office manager for CRV, was the final speaker. She simply repeated what she had stated for last month's newsletter. Their Sales Office is required by law to collect tax on the total amount of the sale if they handle the sale.

Ron Schultz, our District 43 State Representative, will be the speaker at our Pot Luck on June 17. Prior to his election he served as the Citrus County Property Appraiser for 15 years. We look forward to his presentation.

Crystal River Village - June 2010 - Calendar of Events

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 8am- Men's Breakfast Ladies included 9:00am - Exercise 10am - Shuffleboard 1pm - Dominos 7pm - HOA Meeting	2 10am -Blood Pressure 1pm - Bridge 7pm - Bingo 7pm - Table Pool	3 8am - ALUM CANS AT CURB 9:00am - Exercise 9:30am - Painting Grp 1pm - Mah-jongg	4 9:30am - CRV Golf 1pm - Cards & Games 7pm - Men's Pool	5 10:30am - Horseshoes
6	7 9:30am - CRV Golf 7pm - Poker 7pm - Women's Pool	8 8am- Men's Breakfast 9:00am - Exercise 10am - Shuffleboard 1pm - Dominos	9 1pm - Bridge 7pm - Bingo 7pm - Table Pool	10 9:00am - Exercise 9:30am - Painting Grp 1pm - Mah-jongg	11 9:30am - CRV Golf 1pm - Cards & Games 7pm - Men's Pool	12 8-10am -SAT MORN BREAKFAST 10:30am - Horseshoes
13	14 9:30am - CRV Golf 7pm - Poker 7pm - Women's Pool	15 8am- Men's Breakfast 9:00am - Exercise 10am - Shuffleboard 1pm - Dominos 7pm - HOA Board	16 10am -Blood Pressure 1pm - Bridge 7pm - Bingo 7pm - Table Pool	17 9:00am - Exercise 9:30am - Painting Grp 1pm - Mah-jongg 6pm - POT LUCK	18 9:30am - CRV Golf 1pm - Cards & Games 7pm - Men's Pool	19 10:30am - Horseshoes
20 <i>Father's Day</i> 	21 9:30am - CRV Golf 7pm - Poker 7pm - Women's Pool	22 8am- Men's Breakfast 9:00am - Exercise 10am - Shuffleboard 1pm - Dominos	23 1pm - Bridge 7pm - Bingo 7pm - Table Pool	24 9:00am - Exercise 9:30am - Painting Grp 12 noon - LADIES LUNCHEON 1pm - Mah-jongg	25 9:30am - CRV Golf 1pm - Cards & Games 7pm - Men's Pool	26 10:30am - Horseshoes
27	28 9:30am - CRV Golf 7pm - Poker 7pm - Women's Pool	29 8am- Men's Breakfast 9:00am - Exercise 10am - Shuffleboard 1pm - Dominos	30 10am -Blood Pressure 1pm - Bridge 7pm - Bingo 7pm - Table Pool			

NEWSLETTER DEADLINE: by the 23rd of month
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