

Your Board of Directors

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Douglas
President**

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Lincoln
Vice
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McCarthy
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Director**

Welcome New Residents

As we begin the start of a new school year for many families and head into September, we hope you have all had a nice summer. First, we would like to welcome some new people to our community and we hope you will be happy in your new home in Winchester Courts. This is a wonderful place, full of opportunities and in such close proximity to shopping, the beach, recreation and many good eating spots. We welcome:

Robin Carroll
Timothy Cochran
Rose Correa
Stephanie Desimone

Richard Gowen
Linda Rico
Nicholas Russo



Pick Up Trucks

Your Board of Directors heard the requests of several homeowners for the acceptance of pick up trucks. The committee, after much research, compiled a thorough report. We then put this to a vote within our community. A follow up letter was sent and the votes were compiled. After much thought and deliberation and taking into consideration the views of those of you who responded, the Board has voted to table pick up trucks at this time. We sincerely thank each of you, who took the time to respond by email or by attending one of our meetings. We wish there were some way to please all of you, but that is an impossible task.

Community Report

There have recently been reports of young people loitering in the parking lot areas and drinking. We must remember that many of our homeowners face the parking lot and don't appreciate the noise and finding the empty beer cans and cigarettes that have been thrown around. We appreciate any help to stop this matter.



Volunteers Needed

Your Board is looking for volunteers to sign up for the following committees: Block Captains, Welcome/Social and Parking Enforcement. Block Captains help hand deliver newsletters door to door and report back to management any issues in their area such as lights out and broken sprinkler heads. The Social/Welcome Committee introduces new residents to the community and help to coordinate community events. Parking Enforcement helps to enforce the association's parking rules and regulations. If you would like to volunteer please contact us.

Recycling 101

Winchester Courts is our home and it is your home. Please let's be mindful of our neighbors in certain areas. We each are proud of our homes and we want to maintain them as we want others to maintain their places. We need everyone's help in this. Please break down any cardboard boxes at the dumpster area as there are other residents who use the dumpsters. Please put only plastic items in the blue bins and only paper in the yellow bins. We are putting up signs to differentiate the two. Nothing else should be placed in them.

Items that can be placed in the yellow bin.

- Newspapers
- Magazines/Catalogs
- Unwanted Mail
- School/Office Papers
- Phone Books
- Paper Bag
- ALL Cardboard Boxes (includes beverage cartons, tissue boxes, dry foodboxes, corrugated cardboard. Boxes must be flattened and cut to 3' x 3' maximum.)
- Please place shredded paper in a brown paper bag, fold the top down to secure and place in your yellow bin. No plastic bags please!



Items that can be placed in the blue bin.

- Plastic Containers #1 - #7
- Steel Cans
- Aluminum Cans
- Drink Boxes
- Milk and Juice Cartons
- Glass Bottles and Jars
- The processing mills and aluminum buyers for the Solid Waste Authority NO LONGER ACCEPT **aluminum foil** and **pie plates** as recyclable material, so please throw these items into the garbage.



Please

- **No** Light Bulbs, Mirrors or Plate Glass
- **No** Plastic Wrap
- **No** Plastic Bags
- **No** Styrofoam

Fun Facts

Recycling 1 Aluminum can save enough energy to run a TV set for 3 hours

Recycling all cans for 1 year could save enough energy to light Washington DC for 3.7 years.

Visit: www.ameribev.org for more fun facts!

Top 10 Reasons to Recycle

1. Good For Our Economy
2. Creates Jobs
3. Reduces Waste
4. Good For The Environment
5. Saves Energy
6. Preserves Landfill Space
7. Prevents Global Warming
8. Reduces Water Pollution
9. Protects Wildlife
10. Creates New Demand





TRASH:

Put all trash in a plastic bag and tie up before putting into the dumpster. This helps keep your dumpster area clean and reduces odor.

BULK TRASH:

Bulk pick up is on Wednesdays. Bulk can be placed out after 6pm on Tuesday evenings. Please only put out bulk debris on the designated day to prevent debris blocking access for trash collection company to pick up regular trash. If there is no access, they will NOT pick up the trash. Bulk items include but not limited discarded furniture and appliances as well as other household items including toilets, bathtubs, water softeners, and similar household goods. For safety reasons: Please remove or seal doors on refrigerators, freezers, washers and dryers before placing outside for collection.

CONSTRUCTION DEBRIS

Please do not dispose of construction material within the dumpster, this includes but is not limited to drywall, carpet, tile, etc. Disposal of construction debris may prevent trash collection company from emptying the dumpster. You may contact a private hauler listed in the Yellow Pages under "Rubbish Removal" for their collection rate. You can also transport the material directly to SWA's landfill located at 6600 North Jog Road in West Palm Beach. *If you elect to transport the material to the landfill please be aware you will be charged for the disposal cost and cash is required!*



ELECTRONICS

Recycling - The SWA has an Electronic Recycling Program and residents are encouraged to bring all electronics, such as: computers, monitors, televisions, VCR's, etc. to any one of our transfer stations or SWA's main household hazardous waste facility at no charge to residents of Palm Beach County. There is a Household Hazardous Waste Collection Facility.



PAINT DISPOSAL

Recycling - Residents of Palm Beach County can bring unused, unwanted paint (latex or oil based) to any SWA designated household hazardous waste collection site at no charge. Newly recycled paint is then used in SWA's community service programs on projects to restore communities and benefit those in need throughout Palm Beach County.

Disposal - Oil-based paint is never collected curbside. Latex paint (water-based) must be dried completely before it is disposed. (To dry latex paint, remove the lid and add sand, kitty litter or saw dust). When completely dried, leave uncovered and place in your regular garbage. Latex paint can also be disposed of at the Household Hazardous Facility.

HOUSEHOLD HAZARDOUS WASTE

Household hazardous wastes are never collected curbside. A few examples are used motor oil, rechargeable or auto batteries, propane tanks, fluorescent light bulbs, oil based paint and pesticides.



Household hazardous waste maybe dropped at any SWA designated Household Hazardous Waste collection site at no charge to Palm Beach County residents. Located at 6161 North Jog Road West Palm Beach 33412 you can also call 1.866.792.4636.

From your Board

Again, the members of your Board are here for you, along with the Management Company. If you have any questions or any problems, please feel free to contact one of us on the Board. We welcome any ideas or suggestions to make this a better place for you and for all of us.

Thank you,
Nori, President

Questions?

Winchester Courts HOA, Inc.

c/o Sea Breeze CMS, Inc.:

Phone: (561) 626-0917

Fax: (561) 626-7143

E-mail:

bev@seabreezecms.com

Write to:

Winchester Courts HOA, Inc.

4227 Northlake Boulevard

Palm Beach Gdns, FL 33410

Master Insurance: Contact insurance agent Floyd Nichols at Insurance Office of America at: 561-776-0660.

Or visit the Website at:

www.seabreezecms.com

Log on, click on communities and click on the link under the Winchester Courts entry sign. The ARB form, ACH form (for automatic assessment payment), rental application, sale application, parking decal form, pet registration form, rules and regulations, emergency procedures and previous newsletters are currently posted on the website for your convenience.



Looking for Resident Input

Your Board of Directors would like to hear from you. What would you like to see in your community? Please come to the meetings or send us an e-mail.

Board meetings are held on the 2nd Tuesday of each month at the Sea Breeze office, the meetings start at 6:45pm. Board is working for the betterment of the community.



Pet Reminders



For our pet owners, we put in the baggy stations and it has certainly been an improvement around the common areas and grounds of Winchester Courts. However, we need you to be mindful of using one bag at a time and not pulling several out.

In walking along the areas close to the streets of Hazel and Ficus, there are still dog droppings that are not being picked up. Please let's be mindful of those areas also. If we make the effort, then our neighbors on those streets may follow suit. Thank you for your consideration in this matter.

When walking in the evening times please remember to bring a flashlight, so you can use the light to see where the poop stations are located at.

Please be aware of the noise levels from your pet(s) barking and be considerate toward your neighbors.

Community Updates

The trees have all been planted, taken hold and now the crepe myrtles are in beautiful bloom.

We are in the process of changing pest control companies and this should take place within the month. They will also exterminate the inside of your home for \$250.00 per year per family, if they have 10 contracts. If you are interested in this service or want more information, please contact Krystal at Sea Breeze and put your name on the list.



For the future, we are looking into repainting the buildings and a committee has been formed.

Ten fences were replaced earlier this year and we are getting ready to do another 10 and two dumpster areas.