

KLOVERLEAF



New KCC Clubhouse Plans!

KHA Scheduled Holidays & Upcoming Events

Your Association's staff is available Monday through Friday from 8:30 am to 4:00 pm. *The KHA Board of Directors meeting will be held at 7pm in the conference room of the association office located at 2705 Killarney Way. Residents are invited and welcome.*

Fri., Feb. 23, 2018 - Showcase your home in the Kloverleaf!
Deadline for application submission of Homes of Distinction for March edition

Sat., Feb. 24, 2018 - 10am to Noon KHA Semi-Annual Cleanup Day

Tue., Mar. 6, 2018 - Board of Directors Meeting

KHA is Now Accepting Credit Card Payments.

To pay your dues with your credit card, go to:

<https://my100bpay.com>

You will need your account numbers from your Centennial Bank dues invoice.

Apply for exterior alterations
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Denny Alexander, *Field Manager*



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Killlearn Kloverleaf™ is published monthly
(12 issues/yr.)

by Killlearn Homes Association

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Tallahassee, FL 32309

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POSTMASTER: Send address changes to:

Killlearn Homes Association

2705 Killarney Way

Tallahassee, FL 32309

Community Highlights

Dues Reminder: Assessments are due January 1st, pay before March 31st to avoid a \$25 late fee

2/22 - Come learn about Solar United Neighbors at 6 PM at the Northeast Library Branch located at 5513 Thomasville Road. Solarunitedneighbors.org/leon

2/24 - Join us at 10 AM to Noon semi-annual cleanup event

3/1 - Come meet Bill Schack, Candidate for City Commissioner Seat 3 from 4-7:00pm. Bill is running for a Seat on the City Commission. He looks forward to answering any question you may have about his campaign, and why he deserves your support.

3/8 - St. Patrick's Day Costume Contest Judging 5-6:00pm at KHA Office

3/11 - Daylight Saving Time begins

3/17 - St. Patrick's Day, join us for the event, see page 5

3/17 - Irish Festival and Parade

3/27 - The last Solar United Neighbors meeting will be at 6 PM at the Eastside Branch Library located at 1583 Pedrick Road. Interested people will need to RSVP at the website: Solarunitedneighbors.org/leon

Contents



Briefs

Executive Director Message 4

Around Town 6

Lifelong Learning 8

New KCC Clubhouse Plans 10

Home & Garden

Next Month's Garden 14

Business

Maintenance Committee Report 16

ACC Actions 17

Profit & Loss 18

Feature Story:

12 The ACC Story
Everyone Appreciates Discipline When Applied to Others

On the Cover:

Shawn Tharpe, KCC Head Golf Professional
Lori Wilkey, KCC General Manager



Executive Director Message

Do you call it Crime Prevention, or is it Surveillance?

Crime was way down in December 2017. Only 34 incidents were reported within Killearn Estates by Tallassee Police Department in November – down 47% from the month before. But it's back up again, and we are considering several measures to reduce the incidence of crime within Killearn Estates.

This past month, we've had reports of kids lurking in backyards and cutting through properties in suspicious ways. We've had two arrests associated with night-time car prowlers (going from car to car looking for unlocked vehicles). We've had a few animals that have been injured by BB-gun shots. And we've had several mailboxes around the community that have been tampered with. Crime is an issue that will persist, and we need to be vigilant in our response.

Two years ago, after my house was broken into, I chose to install a webcam by the backdoor. My wife was uncomfortable about it. She suggested that a talented hacker could hack in to watch our comings and goings. I wasn't so concerned with that. We are pretty boring in general, and our valuables had already been cleared out by criminals.

But as I mull over the options for protecting our community, I must acknowledge that the issue is much larger than crime deterrence. So I put it out to the community for comment. Those with strong feelings are encouraged to reach out to debate the issue, in an effort to help me and the Board of Directors arrive at an appropriate course of action.

Under consideration is the placement of webcams at Killearn Estates entrances. These internet-connected cameras will be motion-activated, and they will take pictures of vehicles and license plates as they come and go. In fact, the City of Tallahassee has cameras mounted at major intersections all over the city – and they are easy to access online. But the concern goes beyond Killearn Estates or even Tallahassee. As members of an advanced technological society, our privacy is always at risk - and yet, the alternative is equally difficult.

The reach of our authorities has never been greater – or more intrusive. But the underlying issue here may be unchanged by the technology; you can't expect the

police to protect you if you don't allow them to patrol your neighborhood. Whether it is by patrol car – or via the internet – the ability for our authorities to keep us safe is somewhat dependent on their ability to watch over us.

One thing I can say with assurance; nobody will ever have the time to look at all the images generated by potential gate traffic unless there is some sort of criminal activity that needs to be sorted out. In this case, we would make the time-stamped images available to the local authorities for analysis.

As we sort through the options available to us in mitigating crime in the neighborhood, we are also trying to secure discounts on driveway cams and doorbell cams – which we will then offer to our members. Many of our homeowners already have these installed, and with the associated phone apps, they provide a low-cost and fairly comprehensive form of security.

Killearn Estates is a non-gated community with twelve entrances. We can expect to attract a certain amount of criminal activity, and so the issue we must wrestle to the ground is how we will address these threats from one day to the next. I welcome your comments as we work through these issues as a staff, a Board of Directors, and a community. 🍀

Conrad Metcalfe



President Message

We are pleased to be able to bring you the new plans for the Killearn Country Club clubhouse. We are also moving forward on transforming parts of the golf course into conservation area as mandated by the agreement between KHA and Barton Tuck. This process has a significant legal component, and we expect it will take some time. Meanwhile, we will do our best to keep the community apprised on this effort. 🍀

- David Ferguson

THE TALLAHASSEE IRISH SOCIETY PRESENTS

THE ST. PATRICK'S FESTIVAL

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in Killearn Estates

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Killearn Estates Goes Virtual

Have you checked out Killearn Estate's new social media presence? We now have a popular Facebook page, as well as an Instagram site, both of which are even available via smartphone in the Apple Store and via Google Play! As we marshal KHA into the future, we will continue to look for ways to connect to you - our neighbors. As our audience grows, both Instagram and Facebook will be able to provide important information, images of our beautiful community, and an easy way to contact your Homeowners Association. Killearn Estates is one of the first HOA's in Florida to have an Instagram presence - alongside our Facebook page - and this will allow us to diversify the content, and keep our neighbors connected to one another. You can find our profile at KillearnHomeAssociation on Instagram or KillearnHOA on Facebook (you can search @KillearnEstates in either format to find our page). Both platforms allow for direct messaging, meaning that you too can send in pictures and videos to potentially be posted! If you haven't followed us yet on Instagram, don't wait! We look forward to regularly adding content to these platforms, with the overall goal of archiving the community lifestyle that we at Killearn Estates enjoy every day! 🍀

The following information was provided by Dr. Maria Uzo Okeke, one of the Smith Williams Service Center Foundation Board Members.

The Smith Williams Service Center Foundation's overall mission and purpose is to effectively administer culturally sensitive comprehensive and challenging multigenerational programs and services. The services and activities are designed to improve the mental, physical and social well-being of the Southside community through participation in activities that support, strengthen and enrich the quality of life for the youth, teens, adults, and seniors within the community. The Foundation is committed to establishing a full service organization capable of providing referrals and resources to young and old in the areas of health and wellness, employment and skills development, computer training, community advocacy and empowerment, disaster preparedness, academic enrichment and lifelong learning.

Some of the programs and or services offered are:

1. Partnership with Experience Works Inc. program training and engaging seniors as employees to assist with administrative tasks and receptionist responsibilities.
2. College Internship Program
3. Senior Serviced Program/Activities
4. Intergenerational community garden project
5. The Edwina Stephens Leadership Council
6. Afterschool Enrichment Program
7. Summer Camp Program
8. Girls Mentoring Program (K-5th grade)
9. Computer Technology and Training Program



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How you can help: Smith Williams Service Center is the focal point of the Bond Community. It is operated by the City of Tallahassee Parks, Recreation and Neighborhood Affairs Department. The Smith Williams Service Center Foundation (SWSCF) is a 501 non-profit organization that generates its financial resources to support its programs through grants, fundraising projects and donations from Tallahassee Community. The SWSCF is in need of financial support in order to effectively continue to implement its multi-faceted programs. Any monetary donations and volunteers will go a long way in helping the foundation to accomplish its mission. All monetary donations are tax deductible. 🍀

KHA ST. PATRICK'S DAY COSTUME CONTEST

Seeking the best Irish costumes to represent KHA at the St. Patrick's Day Festival
Ages 1 month to 10 Years

Would you like your child to represent our wonderful community?

Must be available for the St. Patrick's Day Festival afternoon of March 17th
Judging is March 8th from 5pm to 6pm at the KHA Office 2705 Killarney Way

Prizes will be awarded! The winners will have their pictures in the Kloverleaf



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Financing Available

Briefs

Lifelong Learning



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Lifelong Learning



Interested in the pursuit of knowledge? LifeLongLearning offers a variety of classes at a variety of locations. Limited space is available and classes fill up quickly. For more information or to register, email Maureen.Haberfeld@talgov.com or call 850-891-4033. You may also stop by the TSC and complete an application. Lifelong Learning programs are sponsored in part by Tallahassee Moose Lodge # 1075, the City of Tallahassee, Leon County, and the Tallahassee Senior Center & Foundation.

African American Achievement in Florida: 1513 to the Present

Thursdays, Feb. 15, & 22, 2 - 3:30 p.m., Tallahassee Senior Center, 1400 N. Monroe St. TSC; Feb. 22 travel to Meek Eaton Black Archives at FAMU

Local historian Pete Cowdrey will introduce you to African and African American soldiers, sailors, explorers, settlers, builders, educators, authors, artists, political leaders, clergy, civil rights activists, musicians, poets, sports figures, actors, astronauts, doctors, and other African American men and women who have made substantial contributions to Florida's rich and culturally diverse history since 1513. \$5 donation (50+) / \$7 (others)

Alfred B. Maclay Gardens State Park: History of Property, Home, Botanical Gardens and Ranger-Led Tour

Mondays, Feb. 26, March 5, 10 - 11:30 a.m. NE Branch Library, 5513 Thomasville Rd.; March 19 tour at Maclay Gardens.

Alfred B. Maclay Gardens State Park, one of our local treasures, is a beautiful Florida State Park, botanical garden, and historic site. Park staff will present the history of the home and property, design and layout of the gardens, and the variety of beautiful flora that can be seen in the park throughout the year. \$5 donation (50+) / \$7 (others). On March 19, meet at Alfred B. Maclay Gardens State Park and take a ranger-led tour of the house and gardens, followed by a picnic lunch; \$16 includes park entrance, class fee, and picnic lunch.

Telling My Stories

Thursdays, March 1, 8, and 15, 2-3:30 p.m. Tallahassee Senior Center, 1400 N. Monroe St.

Join local author and native Floridian, Kermit Brown as he guides the class on how to write stories from their lives. It is important to be able to share with children and grandchildren, as well as future generations, what everyday life was like in the past. Mr. Brown is the author of *My Life in North Florida*, a collection of 12 short stories from his youth in rural north Florida. \$5 donation (50+) / \$7 (others)

Rainbow Concert of World Music

Fri., March 2, 7:30 p.m., Ruby Diamond Concert Hall

The FSU College of Music presents the annual Rainbow Concert Festival of World Music. World Music Ensembles from the FSU College of Music including the Irish, Chinese, Blues, Steel Pan, and Balinese Gamelan ensembles (and more!) will present a live showcase performance. \$15 fee includes ticket and transportation from the Senior Center; \$10 fee for ticket only.

Special Tallahassee

Senior Center Events

Red Carpet Reception/Choose Tallahassee, Tue., Feb. 27, 5:30-7 p.m. Capital City Senior Games

www.talgov.com/SeniorGames,

Fri., Mar. 2 - Mon. Mar. 12

CCSG Celebration of Athletes Reception,

Mon., Mar. 12, 5:30 - 7:30 p.m.

TALL Graduation, Tue., Mar. 13, 5:30-7:30 p.m.

Art Exhibit, Show & Reception, Apr. 6, 6-8 p.m.

Silver Stars Awards Ceremony & Gala, Thu., May 24

Capital City Senior Games

Friday, Mar. 2 - Monday, Mar. 12!

Do you enjoy fun, competition, athletic camaraderie, and challenging yourself?

Registration forms are available at 912 Myers Park Dr., the Tallahassee Senior Center, 1400 N. Monroe St., or register online at Talgov.com/SeniorGames.



Leon County Senior Outreach

Briefs

Lifelong Learning

Lunch & Learns, Lifelong Learning, Fitness

Lunch & Learns (L&L) offer lively and engaging programs for adults 50+. **All Lunch & Learns are 10:30 a.m.-12:30 p.m. Each L&L includes exhibitors, health screenings, and lunch, \$6.** These events are a program of the Tallahassee Senior Center & Foundation, funded by the Leon County Board of County Commissioners. For information on Leon County Senior Outreach events, field trips, and classes, e-mail Susan.Davis@talgov.com or call 850-891-4065. **Note: LifeLongLearning classes, fitness classes and art workshops are offered at multiple locations.**

Bradfordville, Wildwood Presbyterian Fellowship Hall, 100 Ox Bottom Rd. Lunch & Learns: Wed., Feb 14 & Mar 14.

Bradfordville Historic Schoolhouse, 6808 Beech Ridge Trl. Social Bridge: Mon., 12-3:30 p.m. \$1 per class. Call 668-7252 before attending first class to check for table openings.

Fitness

Fitness classes are \$2 unless otherwise indicated. For more information, call Ruth Nickens, RN, Health & Wellness Program Coordinator at 850-891-4042 or Ruth.Nickens@talgov.com or visit our website at www.talgov.com/seniors.

Northeast Branch Library: 5513 Thomasville Rd. 606-2800.

Senior Fitness I (Beginners), T, F, 9:30 – 10:15 a.m. Slow-paced aerobics. Class size limited; first-timers call 510-2801.
Senior Fitness II (Beginners), T, F, 10:30 – 11:15 a.m.
Senior Fitness III, T, F, 11:30 –12:30 p.m. Moderate-paced aerobic, strength and flexibility
Senior Fitness IV, T, F, 1 – 2 p.m. Moderate-paced aerobic, strength and flexibility

Brain-Body-Balance, Wed., 2 - 3 p.m., Allegro Heritage Oaks, is an active-aging, fall prevention program specifically created to train and reverse many types of aging. Our philosophy fuses movement with neuroplasticity-enhancing drills to improve balance, the various functions of the brain, reflex skills, and improve daily life skills. Taught by Kathy Gilbert. Class is also taught at Optimist Park, Southwood & Allegro Heritage Oaks locations; taught by Kathy Gilbert. 🍀

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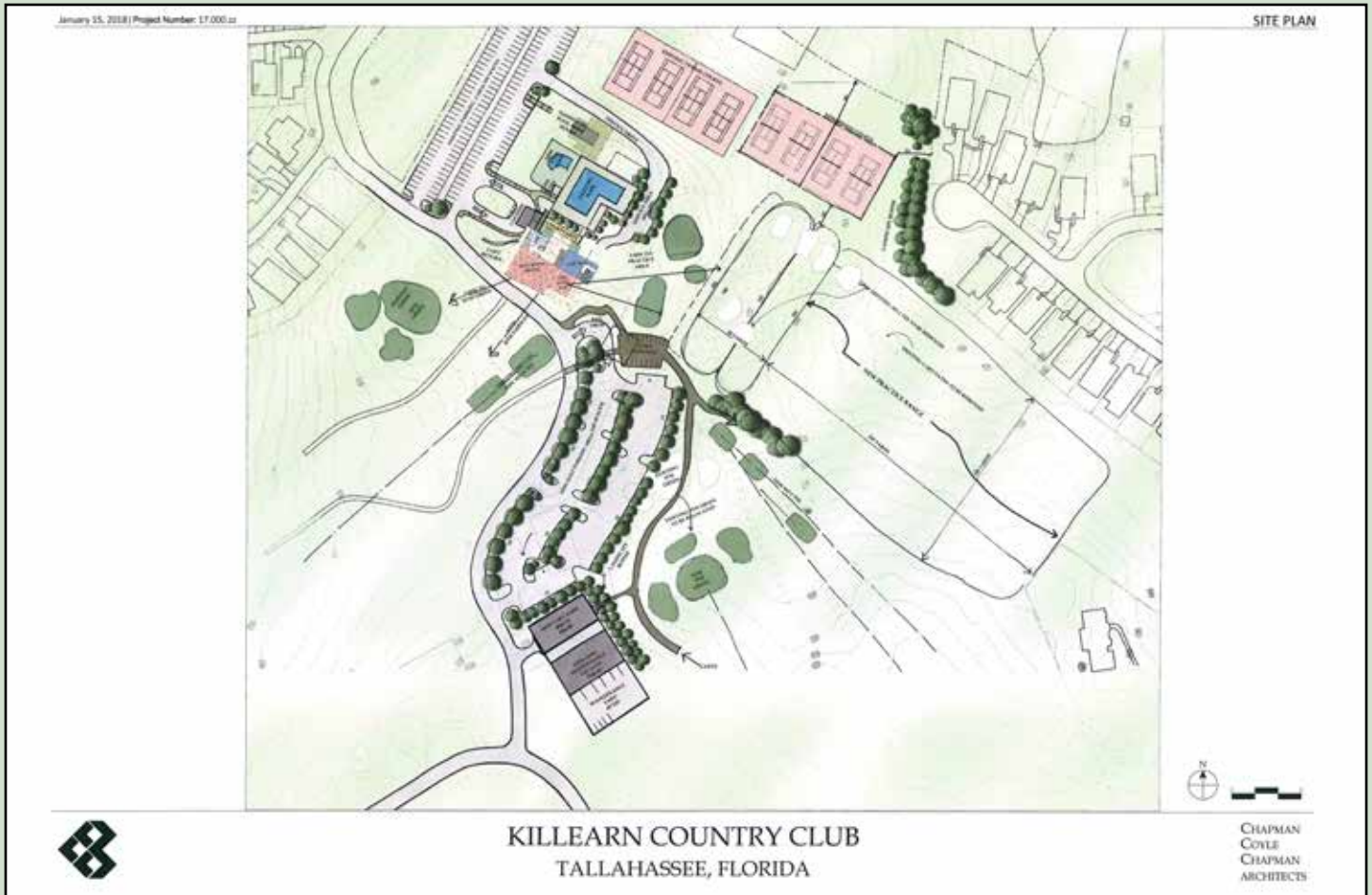




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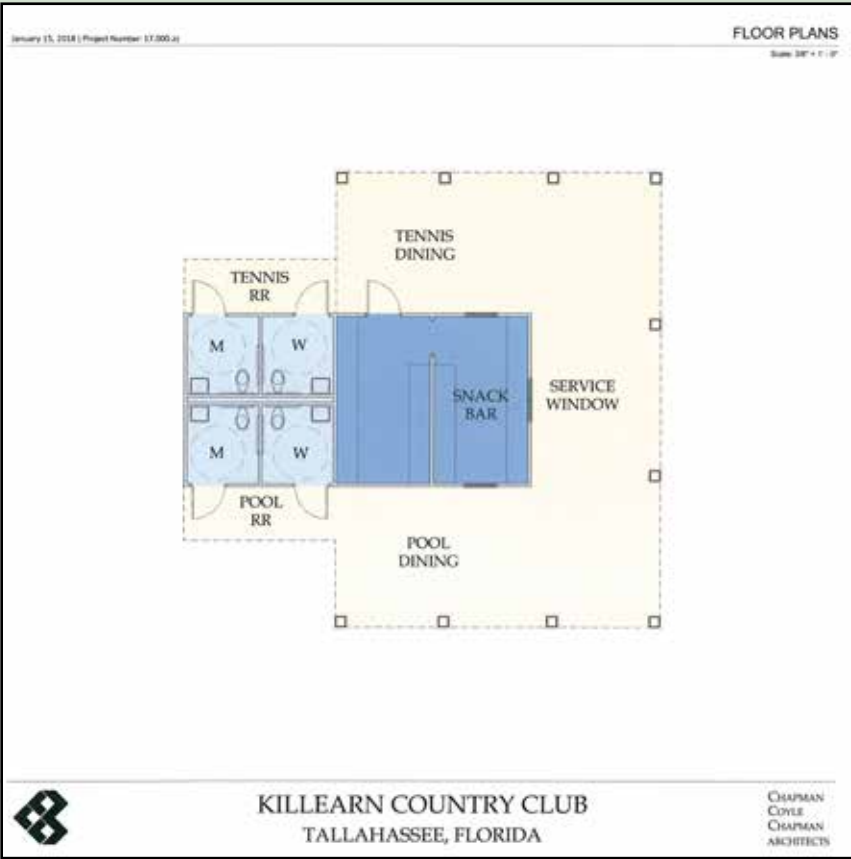
Briefs

New KCC Clubhouse Plans

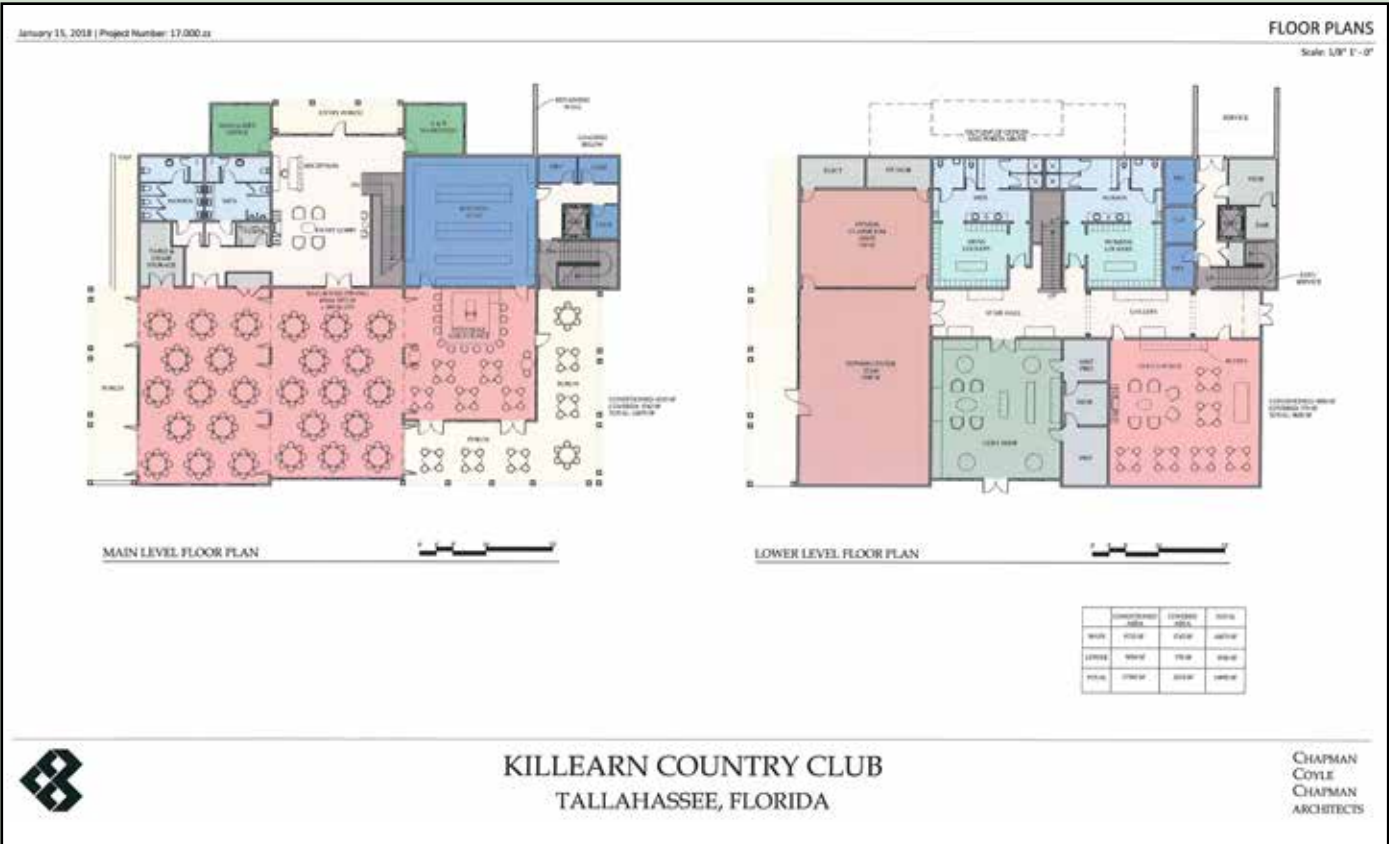


Briefs

New KCC Clubhouse Plans



We have received the current renderings of the new site plan and the KCC clubhouse, and so we are sharing them with the community. Aside from the clubhouse rebuild, there are two other major changes: an entrance door will be added to what was previously called the 19th Hole, which will be renamed "The Pub." This entrance does not allow access through the dining area, and reversing the positioning of the Golf Lounge and the Golf Shop will ensure the staff can see the first tee, the tenth tee as well as the practice area. This is exciting news for KHA - and once the litigation behind us - we can proceed to the next step. We will keep the community informed as things move forward. 🍀



EVERYONE APPRECIATES DISCIPLINE WHEN APPLIED TO OTHERS

THE ARCHITECTURAL CONTROL COMMITTEE PROCESS AT KILLEARN ESTATES

Killearn Estates remains one of the most established and desirable neighborhoods in Tallahassee. In large part, this is due to our homeowners' maintenance - and pride of ownership. KHA neighbors – we salute you! But there is another body that is working hard to protect the “curb appeal” you so carefully maintain. They are the volunteers who sit on the Architectural Control Committee (ACC).

When you live in a deed restricted community you have opted for a unique form of community living. You own your property, but property-related decisions cannot be made unilaterally. Nor can the rules and regulations of the association be ignored unilaterally. Killearn Estates has a certain “decorum” we strive for, and we all have an interest in maintaining this through our ACC. Homeowners submit applications to the ACC, and the more detail that can be supplied the better.



Architectural Control Committee review has at least two purposes:

1. to establish and preserve a harmonious “look and feel” for the community, and
2. to protect the property values.

The Covenants and Restrictions for Killearn Estates require that any and all potential alterations to property (building additions, tree removal, fences and hedges, driveways) be approved in writing by the Architectural Control Committee before any work begins. The ACC has the absolute and exclusive right to refuse to approve any such plans for any reason, including aesthetic reasons. In fact, sub-association covenants may differ slightly from one unit to the next, and sub-association restrictions are layered on top of KHA restrictions. The process can be daunting to a homeowner that's unfamiliar with the practice.



Meeting every Wednesday at 10am, the ACC (made up of homeowners and a board member) is appointed to uphold the covenants in a number of ways, but the majority of their time is spent reviewing homeowner applications for exterior modifications. ACC meetings are open to the public, and the covenants are available at www.killearn.org along with applications for exterior or property changes.

The restrictions of a homeowners association are legal, and binding on its members. Ideally you should become familiar with KHA covenants before you decide to purchase a home in the community. But being unfamiliar with the covenants does not excuse you from following them. That's why we have an Architectural Control Committee!

To avoid confusion, and to make sure that the committee is not acting on whim or emotion, the ACC is subject to explicit policy guidelines. Some of these guidelines are quite granular, for example, the material used to create a driveway - or the height of a fence. A homeowner may believe that s/he is in compliance with the guidelines, while the committee takes a larger view. Any disputes in this process are typically resolved by negotiation before the project has begun, although homeowners can appeal to the Board of Directors. But decisions made by the ACC will not be summarily changed by the Board, who can only consider whether the decision made by the ACC is reasonable under the circumstances.

For example, the KHA covenants do not allow for outbuildings without a variance. And yet, as you drive around the community you can see sheds and gazebos dotting the landscape here and there. In fact, not all Architectural Control Committees are alike. Since they are made up of homeowners that change periodically, there is a tendency to change policy around granting variances over the years. If the city changes its building codes, code officers don't go out looking for homes that no longer comply. Instead, they react to code variance applications within the context of the new code. These days, the current ACC will review applications for shed, but they must refer to

the covenant restrictions when making a decision. This is largely to guard against low-cost structures offered by big box outlets, or the cheap metal sheds that tend to rust after two years. A variance is more likely if the shed is attached to your house, as long as the property boundary "set-back requirements" are maintained.

A few other things that tend to be sensitive hot-button issues for the ACC these days:

🍀 **Trees:** Ever since hurricane season, homeowners throughout Killearn have been threatened by the trees that tower above us. And yet, we love our trees! Both Tallahassee and Killearn Estates have been smitten by the many trees that characterize our community. So the ACC reviews these requests very seriously. Large legacy oak trees and even tree species that are native to our region might be considered protected these days. In a way, these trees are part of the KHA brand. But if they aren't healthy, then they need to be removed. Bottom line, if you want to take down any of the trees on your property, you may want to have an arborist evaluate the health of the trees – and it is encouraged that you have a succession plan before you apply to the ACC. The goal is to maintain the natural beauty of our community.

🍀 **Trailers and boats:** Your RV should present no problem while parked in your driveway for loading prior to your vacation. But beyond that, it's important to ensure that your boat / truck / RV is not visible from the road. We are looking at the possibility of creating a storage lot within Killearn Estates for storing boats and trailers and the like. Please reach out to the KHA office if this would be of interest to you.

🍀 **Fences:** Never allowed in the front yard, fences are typically regulated by setback requirements, which are documented in your covenants and restrictions. These may be different from the City of Tallahassee's zoning setbacks. High-end painted metal fences tend to be easily approved by the ACC. Wooden fences are also generally acceptable, and "hardy board" fencing that resembles wood is even better. Stockade fences may get through, but those new white vinyl fences probably won't be approved. They only look good for a couple years before they start to sag and discolor.

ACC denials can be appealed when a homeowner believes the decision of the ACC has been unreasonable in some way. Here's how that works:

1. Within ten (10) days of a denial decision, the Member must notify the Executive Director in writing on the reason for his or her appeal. The appeal notice shall include supporting documentation as to why the denial should be considered unreasonable.
2. The Executive Director shall notify the ACC of the appeal at the next available ACC meeting.
3. Following the ACC meeting, the Executive Director will include the appeal as part of the agenda for the next available Board meeting (supported by the Member's appeal and the ACC's response) with sufficient notice to the owner.
4. The Board of Directors will consider the ACC's rebuttal and the Member's basis for the appeal. The Board of Directors can vote to change the ACC's decision only if it determines that the decision was clearly unreasonable under the circumstances.
5. Denial of a request or variance does not bar the Member from submitting a revised application.



Making any non life-threatening modifications without going through the ACC will typically result in a violation notice. And the fine is not insignificant. State statutes set a standard fine of \$100 per day (up to \$1,000).

The vast majority of ACC applications are approved, but sometimes there's a bit of back and forth required. You may have an interest in putting up a fence, while the ACC has an interest in making sure your fence maintains the property values of your neighbors. The Architectural Control Committee has little to do with the violations process. In fact, a violation is usually an indication that the ACC was never consulted. The Board of Directors reviews all violations before a fine is levied, but the appeal process for a violation that has circumvented the ACC cannot be appealed to the

board. This appeal must go to the Fines Committee, who performs a yes or no vote.

When you purchase a property in Killearn Estates, it is the realtor's responsibility to notify you that there are covenants and restrictions associated with your unit. Claiming to be unaware of the covenants is not a strategy for avoiding a fine. The fact that you did not see a speed limit sign typically will not stop a policeman from writing you a speeding ticket, and just like our police ticketing system – once you are in the database – you probably are going to have to pay the fine.

As a community, we pay our assessments to ensure that control is asserted over our neighbors, and as such, you must submit to the same rules. But if we all cooperate, we can continue to improve the neighborhood and uphold our property values along with the quality of life we've all come to appreciate. 🍀



MARCH IN THE GARDEN

by: Lilly Anderson - Messec of Native Nurseries



The sunny warm days of March are almost upon us, and gardeners are excited with visions of bountiful vegetable harvests and colorful yards alive with birds and butterflies. March is an active month full of preparation and planting, but beware of late frosts and cold nights and stick to planting only cold-hardy plants, or be prepared to cover them.



TREES & SHRUBS



March is still a good time for planting trees and shrubs, which will get a chance to establish a root system before the deadly heat of summer returns. Native Azaleas are blooming, welcoming the return of migrating hummingbirds, so it's a good time pick out a lovely one (or three) for your yard. Native Red Buckeye and Coral Bean also bloom for returning hummingbirds in March. Keep in mind that it's best to prune spring blooming trees and shrubs just after they bloom, so put off any pruning plans until the blooms have withered so you can enjoy their colorful show.

ANNUALS & PERENNIALS

It's tempting to get an early start on summer blooming annuals and perennials, but it's often best to wait till the end of the month to plant these tender plants; especially since they've often just emerged from hot greenhouses. Native wildflowers however, are well acclimated to our weather and are ready to grow! Attract Black Swallowtail butterflies with native Golden Alexanders; the leaves are food for this butterfly's caterpillars and adult butterflies of all species enjoy their golden spring blooms. Zebra Longwing and Gulf Fritillary butterflies are attracted to our rambling native passionflower vine, their larval host plant, but you'll also be attracted to their intricate, large lavender blooms.



VEGETABLES



Tomato plants can continue to be planted, though they must be protected from any late frosts. Other summer vegetable like Peppers, Eggplant and Okra are often available this early, but unlike tomatoes, they sulk in the cool evenings and will often be stunted, growing even slower than those planted later in spring. So wait on those till next month. Vegetables that are ready to plant from seed include: Radishes, Bush & Pole Beans, Turnips, Beets, Carrots, Field Peas, Corn and Squash. It's also prime time to plant out the last crop of winter greens like Kale, Lettuce and Swiss Chard to extend their season before the heat of summer brings their demise.

AVOID OVER FERTILIZING

Established trees and shrubs shouldn't require any fertilizer. We are blessed with nutrient rich clay in Tallahassee and plentiful nitrogen-rich rain showers. Likewise, healthy lawns rarely benefit from fertilization and unhealthy or patchy lawns have underlying problems, like too much shade or compacted soil that won't be fixed by fertilization. Over fertilizing is a waste of money and contributes to unhealthy algae clogging our beautiful rivers and springs. It can also actually stress, or even kill your plants. The only fertilizing I do is in my vegetable garden with organic, slow-release fertilizer, like Espoma Garden-tone, that feeds the soil and my plants.



YARD CHORES



It's a great time to get a head start on any weeding you plan to do, including digging up invasive plants infiltrating your yard like Coral Ardisia, Nandina, Camphor tree and Tallow tree. Hard work now will pay dividends later when it's hot, humid and buggy outside. Remember to take time to enjoy this weather too! I like to spend a sunny spring afternoon reading outside or taking a walk in the woods.

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By:
Brian D Taylor

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Join the Friends of Maclay Gardens!
Join Now for 2018

We invite you to join us by becoming a "Friend" of Maclay Gardens (FOMG). As a member of FOMG you will be part of a organization whose mission is to enhance, preserve, support and promote the physical, cultural, recreational and horticultural features of Maclay Gardens State Park.

Benefits of Membership

- Special member discounts to Friends' events such as the Tour of Gardens and Moon Over Maclay
- Free admission to the Park on the first Saturday of every month
- One-time 15% discount on your purchases from Native Nurseries and Tallahassee Nurseries

2018 Membership Dues

- Gardener Individual - \$25
- Gardener Family (2 or more) - \$50
- Gardener Donor - \$100
- Gardener Sponsor - \$500

Membership Application

<http://friendsofmaclaygardens.org/become-a-friend/>
Or

Available at the Ranger Station at the Park Entrance
3540 Thomasville Road | Tallahassee, FL 32309 | (850) 487-4556



Business

Maintenance Committee Report

By **Gloria M. Arias**

Vice President & Maintenance Chair, KHA



Shamrock South Park:

The City's stormwater improvement project continues through early April, 2018.

The engineer's landscape plan is included, illustrating the park when work is completed.

Remaining open during site work is the playground and horseshoe toss (horseshoes available to borrow at the KHA office)

The metal slide was accidentally dented by a tree limb. The contractor has diligently attempted to repair this favorite play piece, to no avail. A replacement is being ordered and hopefully will be installed soon.

The Community mulch pile (wood chips) has been generously replenished and is located at the rear of the parking lot. 🍀



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Architectural Control Committee Actions as of January 31, 2017

The Committee meets every Wednesday at 10am in the Killlearn Homes Association Board Room

DATE	UNIT	PROJECT	ACTIONS/CONDITIONS
1/3/2018	41	TREE REMOVAL	APPROVED
	25	TREE REMOVAL	PENDING
1/17/2018	41	PAVER PATIO ADDITION	APPROVED
	42	PAINT FRONT HOUSE	APPROVED
	10	REROOF	APPROVED
	17	RE-PAVE DRIVERWAY ADD PAD	PENDING
	12	(2)TREE REMOVAL	APPROVED
	30	TREE REMOVAL	APPROVED
	3	TREE REMOVAL	APPROVED
	34	(2)TREE REMOVAL	APPROVED
	40	INSTALL HOME GENERATOR, NEW FENCE	APPROVED
	17	REPLACE DRIVEWAY,FRONT SIDEWALK	APPROVED
	17	TREE REMOVAL	APPROVED
1/24/2018	17	TREE REMOVAL	APPROVED
	23	RE-PAINT/REPLACE WOOD ROT	APPROVED
	10	TREE REMOVAL	APPROVED
	19	INSTALL BU GENERATOR	APPROVED
	37	WINDOW REPLACEMENT	APPROVED
	17	REPLACE ROTTEN FENCE	APPROVED
	17	REPLACE CONTCRETE DRIVEWAY	APPROVED
	15	REPLACE WOODEN FENCE	APPROVED
	12	TREE REMOVAL	APPROVED
	28	DRIVE WAY ADD-ON	PENDING
	28	ADD SUNROOM	PENDING
1/31/2018	7	ROOM ADDITION/FENCE	APPROVED
	28	ADDITION / WOOD FRAME	APPROVED
	40	TREE REMOVAL	PENDING
	17	(2)TREE REMOVAL/REPAINT	APPROVED
	2	TREE REMOVAL	APPROVED
	42	TREE REMOVAL	PENDING
	4	TREE REMOVAL/DOOR/WINDOWS	APPROVED
	18	REPLACE CONTCRETE DRIVEWAY	APPROVED
	18	REMOVE 3 TREES	APPROVED
	7	REPLACE SECTION OF FENCE	APPROVED
	12	REPLACE SECTION OF FENCE	APPROVED
	1	REPLACE BROKEN CONCRETE	APPROVED

Violations Report as of January 31, 2018

UNIT	VIOLATION	UNIT	VIOLATION
17	TREE REMOVAL	4	UNAUTHORIZED FENCE CONST
18	FENCE LEANING HELD UP BY ROPE	10	(2)UNAUTHORIZED ALTERATIONS
8	TREE REMOVAL	2	OPEN STORAGE
14	(2)TREE REMOVAL	1	VEHICLES
31	(2)TREE REMOVAL	23	(3)MIN.HOUSING STANDARDS
3	VEHICLES	9	UNATHORIZED STRUCTURE SET BACK
20	TRAILER	38	UNATTACHED UNAPPROVAL SHED
42	SIGHT DISTANCE AT CORNER	28	TRAILER
20	MIN.HOUSING STANDARDS	4	UNATHORIZED PERIMETER FENCE
20	YARD MAINTENANCE STDS	11	BOAT TRAILER/ OPEN STORAGE
5	YARD MAINTENANCE STDS	2	MIN.HOUSING STANDARDS
3	TREE REMOVAL	1	MIN.HOUSING STANDARDS
51	UNATHORIZED REMOVAL OF TREES	12	(2)VEHICLES PARKING ON GRASS
33	(2)VEHICLES PARKING ON GRASS	3	MOTORHOME IN DRIVEWAY
11	MIN.HOUSING STANDARDS	21	YARD MAINTENANCE STDS

ACC Committee: John Paul Bailey, Sam Bell, Kelley Phillips

ALL EXTERIOR ADDITIONS OR ALTERATIONS, INCLUDING TREE REMOVAL, MUST BE APPROVED IN WRITING BY THE ACC PRIOR TO COMMENCEMENT OF WORK.

Killearn Homes Association, Inc. Profit & Loss Budget vs. Actual January 2018

	Jan 18	Budget
Ordinary Income/Expense		
Income		
6010 · INCOME-CURRENT DUES	278,323.63	552,000.00
6013 · INCOME-LATE FEES	50.00	7,000.00
6015 · INCOME-PRIOR DUES	-575.00	
6017 · ESTOPPEL	6,050.00	36,000.00
6018 · FINES	-4,000.00	
6020 · DELINQ ACCT-Maint Chargebacks	150.00	100.00
6022 · COLL. FEES-LEGAL	0.00	12,000.00
6024 · ADMIN. NOTICING COST	0.00	600.00
6030 · INCOME-OTHER	0.00	2,600.00
6033 · INCOME-ADVERTISING	1,867.25	40,000.00
6055 · CENTURYLINK COMMISSION	0.00	36,000.00
6057 · KILLEARN ESTATES SWIM CLUB	400.00	27,000.00
6830 · INCOME-INTEREST	0.00	500.00
7000 · TRANSFER FROM CIP RESERVE	0.00	43,000.00
Total Income	282,265.88	756,800.00
Gross Profit	282,265.88	756,800.00
Expense		
6052 · LICENSES & FEES	0.00	300.00
6560 · PAYROLL TAXES	1,991.58	16,000.00
6950 · SWIM CLUB CONTRACT	450.00	5,400.00
7050 · LAKES	2,200.00	40,000.00
7100 · GROUNDS MAINTENANCE CONTRACT	0.00	85,000.00
7110 · ADDITIONAL GROUNDS SERV.	325.00	30,000.00
7120 · REPAIRS/MISC MAINTENANCE	1,000.00	5,200.00
7130 · SIGNAGE	31.18	2,000.00
7251 · COVENANT REVITAL/ PRESERVATION	0.00	1,000.00
7270 · UTILITIES-COMMON AREAS	0.00	7,000.00
7271 · ASSN. CENTER - UTILITIES	0.00	4,000.00
7272 · CLEANING SERVICE	150.50	4,000.00
7325 · KE SWIM CLUB - SUPPLIES	0.00	5,000.00
7335 · KE SWIM CLUB - UTILITIES	0.00	6,000.00
7610 · PARK IMPROVEMENTS/MAINTENANCE	208.03	102,000.00
8050 · NEWSLETTER	3,553.94	50,000.00
8110 · ANNUAL ASSOC. MEETING	0.00	500.00
8170 · OTHER	0.00	5,000.00
8290 · FURNITURE & EQUIPMENT	0.00	2,500.00
8295 · OFFICE IMPROVEMENTS	0.00	10,000.00
8410 · MEMBERS STATEMENT	0.00	3,000.00
8411 · ANNUAL ELECTIONS	0.00	3,000.00
8420 · LEGAL & PROF. FEES	225.00	50,000.00
8425 · LEGAL FEES COLLECTIONS	1,579.92	6,000.00
8580 · PAYROLL-SALARIES	19,995.57	185,000.00
8640 · ACCOUNTING/AUDITING	0.00	7,000.00
8645 · WEBSITE & SOCIAL MEDIA	0.00	7,000.00
8680 · AUTO EXPENSES-GENERAL	346.26	4,000.00
8730 · MISC. ADMIN. EXPENSE	513.62	12,000.00
8750 · EVENTS	0.00	18,500.00
8780 · INSURANCE - LIABILITY	0.00	11,000.00
8781 · INSURANCE - UMBRELLA POLICY	0.00	8,000.00
8782 · INSURANCE - WORKER'S COMP	0.00	3,000.00
8783 · INSURANCE-PROPERTY	0.00	4,000.00
8784 · INSURANCE-DIRECTORS & OFFICERS	0.00	5,500.00
8787 · INSURANCE-BUSINESS AUTO	0.00	500.00
8850 · POSTAGE	0.00	5,000.00
8860 · PRINTING	0.00	2,000.00
8870 · COPY MACHINE	220.38	3,000.00
8940 · SUPPLIES-OFFICE	10.72	3,000.00
9500 · TELEPHONE	328.02	4,000.00
9880 · FEDERAL INCOME TAX	0.00	14,000.00
9945 · BAD DEBT	0.00	25,000.00
Total Expense	33,129.72	764,400.00
Net Ordinary Income	249,136.16	-7,600.00
Net Income	249,136.16	-7,600.00

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