

Portraits Homeowner Association

Message from the President

As I sit and write this I am reminded of the first lines of the novel, Tale of Two Cities by Charles Dickens when in 1859 he wrote: *"It was the best of times, it was the worst of times."*

I pray that our worst of times is ending, and that our best of times is right around the corner. My hope is that everyone in Portraits has emerged from this virus with their health intact.

There were some unexpected expenses that hit the budget this Spring. As a result of a complaint made by a Portraits homeowner to the City regarding the mildew on

the NW 108th perimeter sidewalks, Portraits was asked to incur an expense to clean them. Since 1993 when Portraits opened, the City of Pembroke Pines has maintained and cleaned the NW 108th sidewalks. It became readily apparent that our Attorney would need to become involved to resolve this matter. For the time being, the City has agreed to clean the sidewalks, and will not guarantee they will continue in the future. Therefore, this possible expense will need to be planned for, and therefore added as a line item to the 2021 budget. Currently budgetary figures are being obtained.

Another item to hit the budget was to trap unwanted Racoons. If Racoons are on your property please notify Command Management so a trapper can be engaged. Because this could happen in the future, again the Board will be adding this as an expense to the 2021 budget.

To keep everyone up to date with what is going on in these rapidly changing days, important announcements will be made on the website Portraitshoa.com. For those of you who have signed up for our emails, you will be notified of any announcements as has

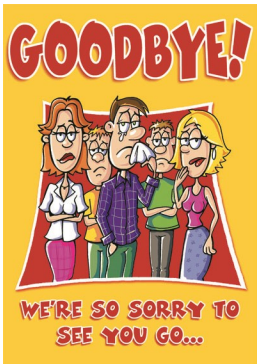
been done in the past. During the pandemic, some members of the Board have been participating in webinars hosted by various Attorney firms. The purpose of the webinars is for HOA's to understand the implications of the virus on Associations budgets and amenities as it relates to Emergency Orders of both Broward County, and State of Florida as well as CDC guidelines.

Finally, we truly appreciate the feedback provided by some homeowners during the past two Board meetings that

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Farewell to Roseann

The Board would like to thank Roseann Liguori who has left Portraits. We wish her well in her new exciting chapter. Roseann was an original homeowner, moving into her home in 1993. She regularly attended HOA meetings over the years, and in 2016 took the plunge to become a Board Member. The Board will greatly miss her contributions that assisted in us moving forward. Best Wishes Roseann!

Parking and Pool Updates

Pool

The pool was closed in March to comply with the Broward County Emergency order. It will reopen when Portraits Homeowners Association can comply with all parts of the Broward County reopening plan and when the maintenance work on the pool surface is complete. See Project Status for more information.

Parking

You can have your guests park at the pool. Provide the date and time, number of cars, and the duration of time needed in an email to PortraitsHOA@comcast.net. You will be provided dashboard cards so that cars will not be towed.

Parking Courtesy

Do not block sidewalks, or mailboxes. Keep two wheels on the swale. Obtain permission from your neighbor to park in front of their home on their swale. Some areas are becoming congested and neighbors are having difficulties exiting their driveways. **Please be courteous.**



Recruiting Influencers

The Board would like that anyone interested in joining the Portraits Board to obtain certification through the attendance of a class offered at various locations and times throughout

Broward County (currently virtual due to Covid). While not mandatory, the information obtained in these classes has proven invaluable in assisting steering

the Board in the right direction.

Send an email to

Portraitshoa@comcast.net to inform the Board of your desire to serve on the Board. **WE NEED YOU!!!**

Status of Projects

Mailboxes

At last, we are on the road to get the mailboxes replaced. We have met with the Company chosen to replace the boxes, paint the poles and tags, and provide new numbers. The board has approved the bid, and now are waiting for the order to be fulfilled, and work to safely begin. Updates will be posted on the website.

Sidewalks

The Board has signed a contract to have the sidewalks and gutters within Portraits cleaned. The Company hired to do this prefers to wait

until people are back to work as less cars in Portraits would need to be moved. **For homes on the “odd” side of the street, cars cannot be in the driveways, and cannot be on the swale the day of the cleaning.** Why can't cars be in the driveway? We asked the same question! The Company doing the work has a large truck, utilizes a high-powered pressure cleaner and does not want to damage cars by flying stones. Cars can not be in the swale as the gutters are also being cleaned. Leaving a vehicle in your driveway

will be **at your own risk**. The timing of this will come via email and be posted on the website. If you are not on our email list the date will be mailed to you.

Pool

In February, the Board based a decision to re-diamondbrite the pool in 2021 and not 2020 based on a bid for 13k that had been obtained. Additional requests for bids were placed, and we are happy to announce that the pool will be done as soon as permits are available from the City. Our hope is that this work will take

place while the pool is closed because of the virus.

Palms and Perimeter Hedge

The Palms will be trimmed, and perimeter hedge cut in June.

Comcast

During the Homeowners meeting on June 2, 2020 the options presented to Portraits will be discussed and voted on by the Board.

Message from President

Continued from page 1

Needed to be held via conference call due to Covid-19.

During this pandemic, some members of the Board have been participating in webinars hosted by various Attorney firms. The purpose of the webinars is for HOA's to understand the implications of the virus on Associations budgets and amenities as it relates to the Emer-

gency Orders of both Broward County, and State of Florida as well as CDC guidelines.

Each of you have received information regarding the options presented to Portraits by Comcast. The Board will decide which option will be chosen during the Homeowners meeting on June 2nd. Because we cannot

comply with all of the reopening guidelines, the meeting will be held via conference call.

Dial in information is located on page 6 of this newsletter.

Looking forward to seeing (or hearing from) everyone soon. Stay healthy!

Sincerely,
Elise Heiman
President



Need your sprinklers fixed?

There is now a form on the website to assist in notifying the irrigation company of an issue. Thank you to Elsie Florido for creating this form and getting it going. You will not have to send emails, or make phone calls anymore! Just fill out the easy form found on Portraitshoa@comcast.net. The irrigation company is within Portraits the last Tuesday of the month for 8 a.m. – 12 p.m.

Pets and nuisance cats

We all love our pets, but please become familiar with Article IX, Section 6 of the Portraits documents which outlines the Association bylaws regarding pets. Remember there are two (2) “poop” bag stations located within Portraits. Please clean up after your dog. Reminders, no Pit Bull dogs or poultry are permitted

We are receiving complaints about cats roaming free within Portraits.

While there is no leash law for cats in Broward County, there are options for solving a problem when a neighbor’s cat comes on your property and creates damage, urinates, etc.

Step 1

Talk to your neighbor and explain the problem with the cat.

Step 2

An Animal Care Specialist can be

sent to the pet owner’s house to check for current Rabies Registration tags and rabies vaccinations. Simply call Animal Care Dispatch at 954-359-1313 , extension 9249. Provide the complete address of the cat owner and when he/she is home. The Specialist can either issue a citation or 30-day warning to the pet owner. The Specialist can also warn the pet owner the cat is causing a nuisance in the neighborhood and subject to possible trapping.

Step 3

Animal Care Ordinance Chapter 4, Section 4-4 gives you and or the Association the right to trap a cat that comes on our property. Options include:

- Trap the cat yourself. Companies offer traps for rent. Look in the Yellow Pages under Rental Service Stores and Yards. After you trap the cat, then call Broward

County Animal Care for pick up. Animal Care will only pick up a cat that is contained in a box or trap. They will not pick up on weekends, so if you trap a cat please only do so at a time when the cat can be picked up by Animal Services. Hire a private trapper to trap and remove the cat. You can find one in the Yellow Pages, under Animal Removal Services.



Hurricane Season is here (again)

Hurricane Season is here again! While it happens every year from June 1st till December 1st, it seems like it comes sooner each year.

Because Hurricane Season is here we would like to remind you that if you have a Coconut Palm, please take the time and remove all coconuts prior to a storm. Consider removing them before a storm is announced, as your attentions may be needed elsewhere. In the event of a storm, please prepare your home by bringing anything that could become a projectile inside.

If there is storm debris, the parking lot at the pool can **NO LONGER** be used as a repository for debris. Please keep the debris on your swale. Per FEMA in order to expedite the debris pick-up process begin by sorting bulk and storm debris, as well as separating hurricane debris from vegetation debris and construction de-

bris. Place separated debris piles in the swale away from powerlines, mailboxes, trees, hydrants, water meters, vehicles and storm drains. Portraits had the storm drains cleaned, so it would be greatly appreciated if you did not wash leaves or other debris into the storm drains.

To report or track a power outage, call 1-800-4-OUTAGE (1-800-468-8243) or visit www.FPL.com/outage. Or, for up-to-date news and information regarding FPL overall restoration progress, go to www.FPL.com/PowerTracker; visitors can also go to [FPL's Storm Center](#). Online.

If, after power is restored, you need to report trouble with a street light, go to [Street Light](#)

Trouble Reporting

Generator-Ready Business List -- List of businesses that are generator-equipped and may be open for business after a storm that causes a prolonged power outage. This is not a guarantee that the business will be open.

Questions about removing debris from canals or lakes, call the South Broward Drainage District at 954-680-3337.

FEMA Required - Debris Sorting

Expedite the debris pick-up process by sorting bulk and storm debris, as well as separating hurricane debris from vegetation debris. **Place separated debris piles in the swale** away from powerlines, mailboxes, trees, hy-

BULK PICK UP

BULK HOUSEHOLD WASTE

Furniture (sofas, tables, beds, desk, chairs, lights), White goods (refrigerators, washers, dryers, water heaters), toilets, bicycles, mattresses, household goods, mirrors, wire and cable, cabinets



DO NOT MIX bulk items with storm debris
DO NOT place more than 24 hours in advance



DO THIS

-Bulk items have been separated
-Placed within 24 hours of scheduled pick-up

STORM DEBRIS

SEPARATE

HURRICANE DEBRIS

Fencing, roof tiles, screens, posts, siding, pool enclosures, sheds, gazebos, awnings

and

VEGETATION DEBRIS

Branches, tree trunks, tree limbs, vegetation



DO NOT MIX hurricane and vegetation debris



DO THIS

-Hurricane debris and vegetation debris have been separated



DO NOT MIX garbage bags and vegetation debris



DO THIS

-Vegetation debris has been separated
-Only vegetative items found in pile

Meeting Schedule

Home Owner Meetings

June 2, 6:45 p.m. conference call COMCAST decision.

September 1, 6:45 p.m. at the pool. Topic to be announced on Portraits HOA.com

January 5, 2021 6:45 p.m. at the pool - ANNUAL MEETING

Board Meetings

First Tuesday of Each Month

6:30 p.m. at the Pool *

* Depending upon Pandemic, meetings may be held virtually. Information will be on website as to location.



Are you installing a new front door, garage door, roof, impact windows, house numbers, coach lights, or cutting down a tree? Remember to download an Architectural Review Change Form from the website and submit for approval.

Working in your back yard, adding a patio or new landscaping. Before you start work, advise Command Management of the project so that the Irrigation Company can review your property and cap any sprinkler heads or move pipes.

Caution if working along the lakeside as last year new wire to serve 7th street was run.

Contact the Board for a copy of the new state statute regarding cutting down trees.

Dial in instructions for June 2nd Homeowners meeting

Dial via your cell, as charges apply for utilizing a land line. You can also download Freeconferencecall.com and dial in via computer.

Call in number: 978-990-5196

Passcode: 782754

COMCAST

Each of you have received information regarding the options presented to Portraits by Comcast. The Board will decide which option will be chosen during the Homeowners meeting on June 2nd. Because we cannot comply with all of the reopening guidelines, the meeting will be held via conference call.

PROPERTY MANAGERS:

Command Management

Melissa— 954-937-8630

Joseph—305-931-3245

Email: Joseph@commandflorida.com

Melissa@commandflorida.com

Portraitshoa@comcast.net