

Portraits Homeowners Association

Hazardous Waste Collection

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The City of Pembroke Pines has announced that household hazardous waste collection has resumed. The City has partnered with Clean Harbors Environmental Services who will provide drop-off events for residents to be held quarterly at the City's wastewater treatment plant located at 13975 Pembroke Road. Bring proof of Pembroke Pines residency to use the drop off services.

The schedule is as follows: June 25, 2022, August 6, 2022, and October 1, 2022.

Acceptable Hazardous Waste includes: Paint thin-

ner/stripper; paint, oil or latex; auto fluids-motor oil, coolant, etc.; pesticides/insecticides; fertilizer, pool chemicals, fluorescent tubes; flares; mercury thermometers, spot removers; oven and drain cleaners; furniture and metal polishes; items containing mercury; batteries, rechargeable, auto and marine; and propane tanks. They will not take alkaline batteries (AAM AAAM C&D, 9V.)

Also collected will be electronic waste including: Computers, monitors keyboards; computer mice; terminals and printers; fax machines and modems;

cell phones; televisions; desk copiers and scanners; and rechargeable batteries.

They will not take furniture, stereos, DVD, appliances or microwaves, trash or debris. For more information, please call the City at 954-518-9000 or visit www.ppines.com



Drop off your Hazardous Waste at the City Wastewater Treatment Plant

Special points of interest:

- Board Meetings are held the First Tuesday of Every Month.
- Next All Membership meeting is JUNE 7
- All meetings are on Zoom at 6:45

No Soliciting and No Trespassing

Solicitors who come to your door are disturbing your dinner but more importantly they are violating the No Solicitation Sign at our Entrance, as well as the Trespass Agreement that Portraits has with the City of Pembroke Pines. Many of these vendors are trying to make a living, but

others are scoping out your house. So, to be safe and help all of us, the next time a Solicitor rings your doorbell, don't be afraid to tell them that there is NO SOLICITING in Portraits, and that they should leave. Anyone who does not belong in Portraits should be asked to leave, and if they do not, make a call to

954-431-2200 (our special number to report Trespassers) and it will get fast results.

Remember Portraits signed a Trespass Agreement with the City, and anyone who should not be here should be reported.

Planning for the Future



The Board has some ideas for projects for 2023 and beyond, but would like to hear from you. Again, this year, some projects that have been on the list for some time were shuffled to next year or later in the fall so that money can be spent on items that became more important. We don't want to be in a situation with very little in our operating budget.

Listed are ideas for pro-

jects that we would like to tackle in the next few years.

- Pool landscaping street facing
- New hedges surrounding pool
- New landscaping in pool area behind fence
- New Pool Entry Gate System
- New Meeting Signs
- Secure Irrigation Pump area
- Survey for drainage

solution in 2nd Circle

- Implementation of drainage solution in 2nd Circle

. Do you have any additional suggestions of a project that should be looked into?

If so, send us a note, or better yet, join us in a meeting held the first Tuesday of every month on Zoom.

Our Roads

Budget Prep begins in August. Send us your ideas for improvements to Portraits

It was truly amazing in 2016 when this Board took over from the previous Management Company and analyzed the finances. Since that time the Board has begun funding items that were not being funded by the reserves.

The largest omission that is now being funded is the

reserve fund for road repair. At some point the roads will need to be addressed. We are looking to secure quotes to get an idea of how large an expense this will be and are **nowhere** near pulling the trigger for the work.

At this point in time the plans are to create a Road

committee to work with the Board to assist in reviewing prices and solutions. Prior to starting anything your input will be requested, especially if a special assessment is suggested as a way to assist in paying for the road repair.

Again, we are not ready to start anything related to the roads at this time.

Pool News

After 28 years it was time to replace the roof at the pool. Also, the furniture was in sad need of repair. So, we had the furniture restrapped and painted. We want to thank Frank Cerione for his work in getting the furniture redone. Great job Frank!!

The Board is currently securing quotes to refresh the restrooms. To include new sinks, countertops, fans, lighting timers, and fixtures.

Does anyone have about 3 brushfuls of P6 available to fill in an area that was not painted? If so, please send us an email.

Also, if you are at the pool

and notice any issues, please send an email to PortraitsHOA@comcast.net.

Include the date of the visit, a photo if possible, and an explanation of what you observed.

Also a camera was installed at the pool and focuses on the pool safety equipment.

Feeling dry?

If you are having issues with your grass not being watered, or a broken head that is causing a flood, please complete a Sprinkler Repair form found at www.portraitshoa.com.

F&S comes out the last Tuesday of the month to do a wet check. After that issues to be corrected is forwarded to Command Management and ultimately to the Board for approval.

Our costs for irrigation and irrigation repairs have skyrocketed this year . . .

Planning to add a new patio or walkway? Adding new landscaping or a tree? Please call Command Management before you dig.

Request the area be surveyed by our irrigation company to assure that there are no pipes located in the area of your project.

Any costs relating to issues caused by not having the Irrigation Company sign off on your area could result in you being assessed to fix the issue.

Please help us contain some of these costs by not parking in your yard, adding walkways or patios without a survey



Please call Command Management before you dig.

The Blue Bin

The City has now provided choices to residents regarding the Blue Recycle Bin. You can use it for additional trash for an extra fee of \$2.00 per month.

Call Waste Pro at 954-967-4200 to request the "Blue cart service." After they receive your request a decal will be put on your blue bin. Bins without a decal will not be collected.

If you no longer wish to keep your blue bin please contact the City Public Services Department at 954-518-9060 option 2 to request removal of the bin. Do not place it outside prior to being notified that pickup is imminent. For additional information please visit the city's website at www.ppines.com

Per the City Codes and Portraits Guidelines the Garbage receptacles must be stored in the side or rear yard, except when placed out for scheduled pick-up.

They may be placed out 6:00 p.m. the day preceding the regularly scheduled day of collection and shall not be permitted to remain

past 10:00 p.m. of the collection date, providing, further, that the customer/property owner shall ensure that all containers are stored and kept in a clean condition and inside a structure, or in the back yard, or at least ten feet behind the building line, whenever possible and practicable, in the side yard or screened from view from the street and adjacent properties except during collection.

They Let Us Walk All Over Them

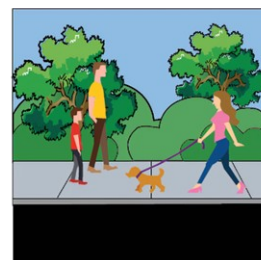
The Board has created a Sidewalk and Tree Committee to assist in identifying, prioritizing and correcting issues with our sidewalks and trees.

Currently there are 3 volunteers and we would love to have another person join.

The first meeting will be June 1 location to be announced.

If you are interested in assisting in this endeavor, please send an email to portraitshoa@comcast.net

The Board has determined that cleaning the sidewalks will be done after the Hurricane Season has passed. Look for this to be done before the end of the year. Any work to correct current sidewalk issues will be part of the Sidewalk and Tree Committee.



Cleaning sidewalks will be done after Hurricane season

HURRICANE SEASON

Hurricane Season is here again! While it happens every year from June 1st till December 1st, it seems like it comes sooner each year. In advance of the upcoming hurricane season 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. **DO NOT THROW THEM IN THE LAKE.** 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 is **NOT** to be used as a repository for debris. Please keep the debris on your swale. Do not place debris on the corner of NW 7th Street and NW 107th Avenue or on the swale at NW 108th Avenue.

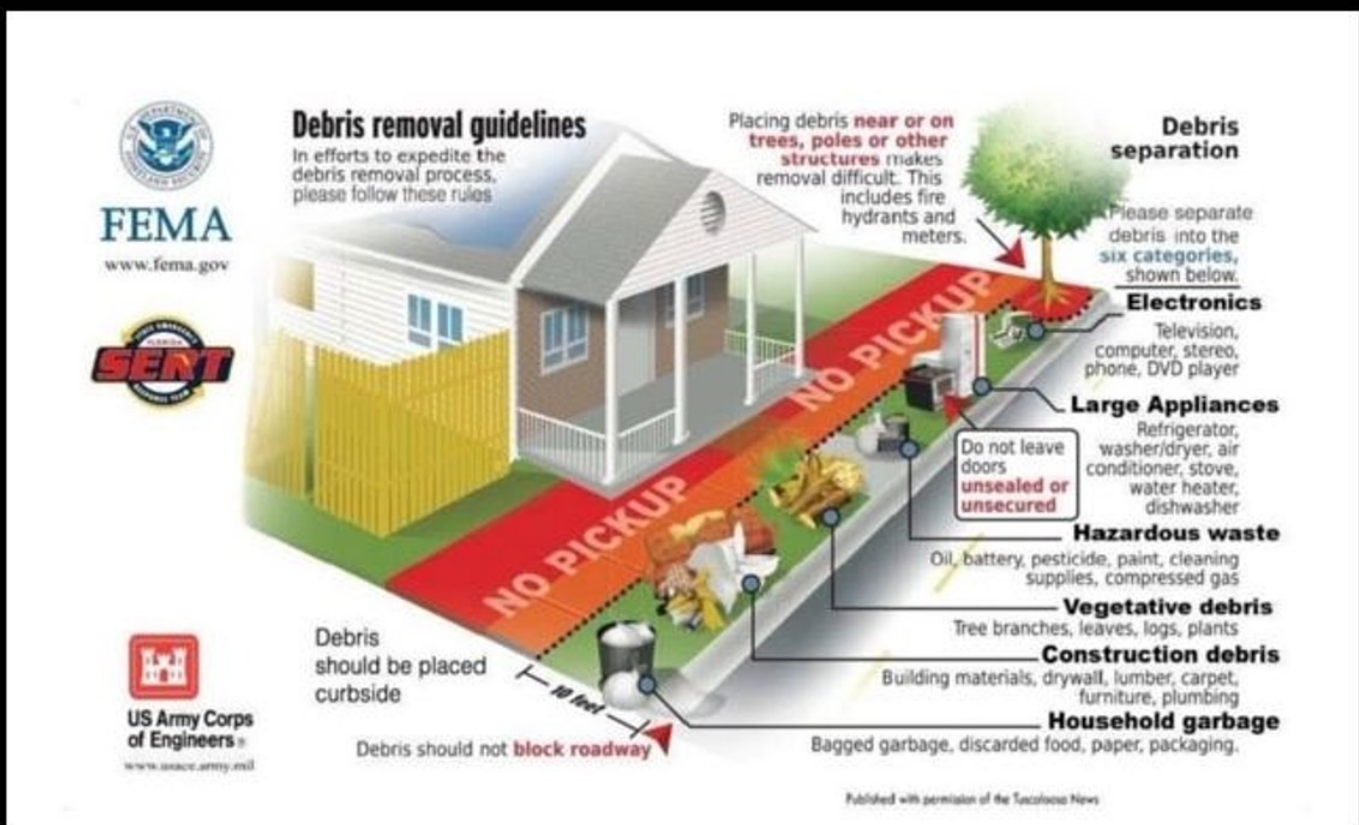
Per FEMA in order to expedite the debris pick-up process, begin by sorting bulk and storm debris, as well as separating hurricane debris from vegetation debris and construction debris. Place separated debris

piles in the swale away from powerlines, mailboxes, trees, hydrants, water meters, vehicles and storm drains.

Portraits maintains the storm drains by having them cleaned, so it would be greatly appreciated if you did not wash leaves or other debris into the storm drains. at any time.

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/ Power-Tracker](http://www.FPL.com/Power-Tracker); visitors can also go to FPL's Storm Center Online



Rats and Other Varmints

Living in South Florida, and especially near water, keeping rodents out of your home can seem like a daunting task. The responsibility to control and eradicate them lies with each Homeowner. Even if you don't suspect you have an issue, each of us can employ a variety of strategies and solutions that can be implemented to address the issue.

First and foremost, cutting off rats' access to your home, attic or garage is key, and an important next step is cutting off their access to food and water sources. Addressing these two main components—access and sustenance—will go a long way toward preventing rat problems, but they may not be enough to eliminate a rat problem once it develops.

There are some things that you should do to lessen the chance of rats and mice.

- First remove potential rodent nesting sites from your property, including leaf piles and deep mulch. Dispose of palm and tree cuttings promptly.
- Clean up food and water sources in and near your house. Keeping food out for feral cats is a good way to attract rats.
- Keep stacked materials such as wood and bricks at least 30 cm above the ground to minimize hiding / nesting / thoroughfare of rats and mice.
- Regularly clean out

sheds, storage areas and dispose of unwanted items.

- Remove unwanted undergrowth – cut back grass, trees, bushes, and creepers which may provide cover or access to the roof.
- Repair leaky faucets and eliminate any other unnecessary standing water
- Pick up any fruit from Mango or any other fruit trees promptly

Chemical Control

Chemical control should only be considered as part of a broader control program of eliminating food sources and rodent harborage. Chemical control is generally short-term and rodents will return if food and shelter are still available.

Rat poisons or rodenticides containing an anti-coagulant can be purchased from hardware stores or supermarkets.

If you have questions regarding chemical control measures or are uncomfortable using chemical baits contact a licensed pest control operator.

Things to consider

Chemical control may not be appropriate in all situations. Before using poison, consider the following:

- If rodents die and decay in hard to reach places they may cause an offensive odor.
- Pets and children may eat toxic baits or poisoned rodent bodies.
- Some individuals are sensitive to rodent control chemicals in their environ-

ment

Warning

Extreme care must be taken when storing and using poisons (read instructions carefully) to prevent the danger of children or pets being accidentally poisoned.

Trapping

Mouse and rat traps differ in size and strength. It is important that the type of rodent is identified and the proper trap used. Traps can be purchased from hardware stores or supermarkets.

Natural Control

Combine 1 cup of flour or cornmeal with 1 cup of sugar or powdered chocolate mix. Add 1 cup of baking soda and blend the mixture very well. The sugar or chocolate will attract the **rats** and the baking soda will soon kill them after they've consumed it. Fill some jar lids about half full with the **rat bait**.



Portraits Homeowners Association Management:

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Board Members:

President: Elise Herman

Vice President: Elsie Florido

Treasurer: Mark Gerwig

Secretary: Scott Hoch

Director—Open

Director—Open

Director—Open

Upcoming Homeowners Meetings: Join your Neighbors:

June 7
September 6

The Next Homeowners Meeting June 7th,
will be at 6:45 p.m. and be held on ZOOM.

The link is found on www.PortraitsHOA.com

Be part of the Solution!
Attend the meeting
June 7th 6:45 p.m.

We're on the Web:

www.PortraitsHOA.com

Improving your Home?

All but a handful of homes within Portraits heeded the call and repainted their homes. We will not choose new colors until the next scheduled painting in 2029. In the meantime, if you have painted your home and would like to change your color to one of the approved colors, please send a completed ARB located at www.portraitshoa.com

As a reminder, Portraits has approved new materials and colors for re-roofing. If you are going to be in the process of looking at roofing styles or colors, please check what is approved prior to signing a contract. A complete list is found at

www.portratshoa.com

Also, before signing a contract please assure that your Contractor can deliver one of the approved styles or colors. If you run into any issues, or have questions, please let us know.

