



A warm welcome to all new homeowners in Doral Landings. We would also like to give a warm welcome to all the newborns within the community.

Useful Numbers

Security Guard House
305-499-9609

Property Manager onsite
office. Tuesday + Fridays
305-499-9153
Ms. Yamile Hernandez

Courtesy Property Mgmt
305-254-3888

Bellsouth
1-800-753-0710

FPL
1-800-4OUTAGE

Miami Dade Water
305-665-7488

Comcast Cable
1-800-COMCAST

Coastal Security Systems
305-503-3984

Message from the Board

On behalf of the Board of Directors we would like to thank you for your support. We would also like to thank all the homeowners that after the hurricanes have repaired their front yards as well as installed beautiful Christmas decorations that make this community look so attractive. **Thank You.**

We are Proud

We are very proud to have in our community, Luis Felipe Camacho Jr., a young man, Marine, who just returned from his one year tour of duty in Iraq. We, as a community would like to thank him for his service. We would also like to thank his parents, Mr and Mrs Camacho for sharing this with us. **Thank You.**



Garbage

No garbage, garbage bins, plastic bags or other debris can be stored outside or in any visible part of the house. (This includes the fenced area in front of the house). Garbage pick-up are Tuesdays and Fridays. Take your garbage bin out the night before and put away your garbage bin, as soon as possible, the same day of the pick-up. Please remember that only the garbage placed inside the garbage bin will be picked-up.

Please evaluate the appearance of your home and take the appropriate action to correct any of the above mentioned problems.



Recycle

Recycling day is Tuesday. Please do not leave bins sitting outside after day of pick-up.

Parking

DO NOT PARK OR DRIVE ON THE GRASS. Grass replacement cost will be billed to the homeowner. Parking on the grass is prohibited in the community. The security guards will put warning notices on vehicles in violation. If after receiving a violation sticker the violation is not rectified, towing will be enforced.



Handicapped parking areas are designated for vehicles with handicapped parking license



plates/decals. Do not park in handicapped parking unless you have this privilege. Please respect those who need these parking spaces. If the parking spaces in front of the mailboxes are occupied, there are additional spaces behind the gazebo, next to the pool. PLEASE DO NOT BLOCK THE STREET.

Pets - Dogs

Dogs must be maintained on a leash at all times when they are being walked through the community. Owners are responsible for picking up after their dogs.

Pool

Parents, please do not let your children under sixteen (16) go to

the pool unsupervised. All visitors and children under sixteen need to be accompanied by an adult. The pool closes at 9:00 p.m

Speeding

Please remember, the speed limit throughout the community is **15 mph.** Obey the speed limit and all stop signs to avoid accidents.



Community Meetings

The Board of Directors holds meetings on the last Wednesday of the month at 7:30 p.m. Meetings are held at the Association pool area. Notices are posted in the bulletin board by the mailboxes check for date, time and location. Also a sign is placed at the main entrance forty eight(48) hours in advance. All homeowners are invited and encouraged to attend

Get Involved in your
Community

Shutters

Now that the hurricane season has ended, it is time to remove all hurricane shutters from your home.

Keep an Eye on the Community

Please remember it is our responsibility to take care of our community. It is very important that as neighbors we protect each other. If you see something suspicious call the police and notify security immediately. In doing this, we can prevent acts of vandalism that have been occurring in our community.

Visitors

Visitors are always welcomed to our community but please remind them that this is

your community and they should respect the rules of the community. They should be courteous and respectful with other residents and with the persons that work here, particularly security staff.

Halloween Party

A Halloween Party for the children of the community took place at the gazebo on October 31st. As is done every year, prizes for the best and most creative customs were awarded. Mr. and Mrs. Gary Aronson contributed with ice cream cakes, cookies, refreshments and many, many other things. Mr. and Mrs. Juan Casimiro donated money for the prizes. Mrs Claudia Herrera, as always,

donated many hours of hard work. We would like to thank them for their contribution. It was very appreciated by the children as we had just endured the ravages of two hurricanes, Katrina and Wilma. Photos of the party were posted on the bulletin board, courtesy of Mrs. Kerri Leon. THANK YOU!!

Christmas Party

Our traditional Christmas Party for the children took place on Sunday December 18 at the gazebo area. We would like to extend our gratitude to all the people that made this evening a very special one. Our thanks are extended to the Doral Fire Department that for the second year has come to share this time.

Community Documents

You may request your copy of any community documents such as minutes of meeting and financial statements from Yamile Hernandez, Property Manager. Ms Hernandez can be contacted at the site office Tuesdays and Fridays from 9:00 am— 12:00 pm or at Courtesy Property Mgmt.,Inc. at 305-254-3888. This information is also posted in the bulletin board. Please take a few minutes to check these important documents.

The Board needs **volunteers** for committees. If you are interested contact management or attend the next board meeting for further information.

responsible to maintain your home and property looking its best. It has been noted that homes within the community are in need of the following:

- Pressure cleaning of the roof
- Pressure cleaning driveway, sealant and free of weed.
- Painting exterior of the home
- Front yard in need of landscaping.

Committees

Architectural Control Committee

Please ask for ACC approval before making any changes or improvements in your property. Get forms from the security guard house. Each of you is re-



By Laws— Rules and Regulations

The community is governed by the By Laws and Declaration documents you agreed to abide by upon purchase of your home.



The By Laws, Declaration and Rules and Regulations are designed to promote harmonious community living, and to protect our individual and collective property values. Your cooperation and assistance in supporting these rules are essential to cooperatively live in our community. **READ THEM**

Website

We are in the process of designing and creating a website for the community to better communicate with the homeowners. **EXPECT IT SOON !!**

The Board of Directors extends its condolences to the Diez's Family for the passing away of Mr. Diez.

Budget

The Board has worked very hard to prepare a functional budget with a minimal increase to the maintenance fee, especially after all the unexpected expenses endured by the hurricanes this year.

Barcodes

We would like to call to the attention of all the residents that have not installed the barcode to please do so. It is good for the resident as well as for the community to shorten the line at the entrance to avoid accidents.

Please let us know your ideas and comments. If we work together, we can make Doral Landings a better place to live. You can drop them at the office or at the guard-house.

Hurricane Repairs work to start soon.

HAPPY HOLIDAYS AND A WONDERFUL 2006 FOR ALL THE RESIDENTES AND THEIR FAMILIES

