



# MAGNOLIA POINT

## *Community Association News*

Vol. 2, No. 2

[www.MagnoliaCommunity.com](http://www.MagnoliaCommunity.com)

July 2007

### Traffic Signs – Then, Now, Tomorrow



Our Community Association owns, maintains, and controls 10.5 miles of roads in Magnolia Point. To keep with the quaint character of our private community, the original traffic control signs were small with a green background and the speed limit was 24 MPH. Our signs stayed that way for 12 years.

In 1999, we entered into an agreement with the City to have the police enforce traffic laws within the community at no cost to us. A condition of that agreement was that our signs had to comply with the Florida Manual on Uniform Traffic Control Devices. So, we changed our quaint signs to standard stop signs and speed limit signs, but framed with a wooden strip to keep with the community's character.

In 2005, speed checks conducted by the GCS Police verified increased speeding on Colonial. So, we installed 3-way stop signs at four key intersections along Colonial.

In July 2006, a homeowner ran the 3-way stop sign at Colonial and Pebble Beach and was ticketed by a GCS patrolman. The homeowner admitted running the stop sign, but claimed that it was not compliant and therefore he was not guilty. He asked for an evidentiary court hearing. After a discussion with the Chief of Police and other City participants, Judge Collins found the homeowner guilty. The judge then asked our Association Directors to ensure that all traffic signs in Magnolia Point are compliant, and the City Manager asked us to provide a traffic engineer's written confirmation of compliance.

We hired Buckholz Traffic of Jacksonville to conduct a traffic control study. They found that most of our signage was not compliant and would have to be changed. The study referenced Florida traffic statutes which state that stop signs should not be used for speed control, and should be placed so as to minimize the number of vehicles having to stop. The study asked us to remove three of the four three-way stop signs on Colonial Drive. So we did.

The study also measured and addressed vehicle speed in our community. It recommended against the installation of speed bumps or rumble strips. However, we should

consider installing raised intersections of decorative brick at the former three-way stop intersections, and other intersections, because the contrasting brick has the effect of slowing traffic.

We then sought competitive bids to implement the recommendations. We received two bids, both so expensive that we separated the work into two phases: primary need and secondary. We awarded the primary-need contract to Sundancer Sign Graphics of Jacksonville for removing our old signs and the installing 64 new posts, stop signs, and new street name signs for \$41,270.

The second phase of improvements will take place sometime next year. These improvements will include the installation of informational signs and pavement markings at a cost of approximately \$20,000.

### A Picture Perfect Yard . . . . .



We have decided to highlight one of Magnolia Point's most beautifully landscaped yards, that of Rich and Cheryl Harrison at 1702 Muirfield Dr.

Cheryl spends most days gardening while Rich can be found on the golf course. She inherited her love for gardens and her knack for caring for plants from her grandmother. People should drive by and see this showcase of colors.

**SPEED LIMIT - 25 MPH**

## The “Big Dip” .....

Remember the “Big Dip” on Colonial Drive, where the roadway was sinking? That caving in had been a problem for a long time. Three times over the past ten years, the roadway was relevelled. However, it became obvious that the previous repairs were minimal and only a band aid fix. So, we decided to get to the bottom of the problem and found that a large drain pipe buried deep underneath the roadway had significantly deteriorated. It was partially crushed and had large holes in it allowing dirt above to seep in causing the roadway above to sink.

In order to fix the sinking problem once and for all, the drain pipe was replaced, additional dirt was brought in and the roadway replaced. These repairs cost \$30,472. Since our roads are private, the repair costs were the MPCA’s responsibility. The bill was paid from the Maintenance Reserves, funded by our quarterly homeowner dues.

## Golf Carts On Our Roadways .....



Many of our residents have voiced concern over the youths who are driving on the roads and the high risk that is present when these operators are under the age of 16 and not licensed; many of these drivers are very young, perhaps between 8 and 14. Surely, we can

remember our younger days and some of the indiscriminate risks we took knowing that accidents always happened to others less fortunate.

Some of the high risk observations reported:

- ▶ carrying more passengers than the golf cart’s design intent
- ▶ children driving down the wrong side of the road, horse playing with other occupants in the cart, creating inattentiveness
- ▶ children driving along side other children on bikes, scooters, etc., in an erratic manner perhaps seeing who could go the fastest
- ▶ children driving with an adult in the passenger seat and two very young children secured, hopefully, by the golf bag straps
- ▶ children driving onto and through the golf course with their fishing rods in tow while players on the course were hitting their golf balls

Magnolia Point Golf &Country Club members with cart privileges are mandated to register their carts with the club, provide proof of insurance, adhere to the color restrictions of beige or white, and must have functional headlights and tail lights. We conform to this request because it makes sense and is a mandated requirement to use our cart on the course.

It also makes sense to have requirements to operate golf carts on our private roadways within the community. The primary purpose is to protect those who are very dear to us; our children, our grandchildren and the children of all of our friends.

Are the operators of your golf cart and the passengers covered under an insurance policy? Normally auto and homeowner’s policies have a special provision for this kind of coverage and is not usually in the policy unless you make a specific request for the coverage.

It is in our best interest to follow the guidelines set forth in the Association’s Declaration of Covenants, Conditions and Restrictions, Section 1.17 and Section 3.17(a)-(c). Yes, there is a punitive side to any nonconformance to any of the Covenants, so please review your Community Handbook of Covenants and Guidelines, page 8, number 11. If you do not have this document, please contact your MPCA Manager’s office at 998-5365.

Your MPCA Board of Directors shall make every effort to do whatever is necessary to safeguard the most precious asset we have, our children.

All residents who operate a golf cart on our streets should fill out the registration form you recently received in the mail and remember **only licensed drivers age 16 and above are permitted to drive golf carts on our roads.** Mopeds, Go-Carts and All Terrain Vehicles may not be operated on any roads or other common areas of the community. (3.17, 3.1)

## Email News Grams .....

Are you receiving your MPCA Homeowners Association email News Grams? If not, your email address is not registered. To sign up, open our web page, [www.MagnoliaCommunity.com](http://www.MagnoliaCommunity.com), click on “New Email System! Click here” and register. Simple as that.

To date, eight News Grams have been emailed pertaining to planned power outages, Concert on the Green, Conservation Area encroachment, routine information, etc.

Addresses are kept in strictest confidence. Any member may unsubscribe by clicking on the News Gram’s “Safe Unsubscribe” link. Also, if you ever need to update your contact information, click on the “Update Profile/Email Address” link.

Significantly, you can respond to a News Gram with a question or comment if you so desire. Just click on the “communications@magnoliacommunity.com” link and send your email. Questions will be answered.

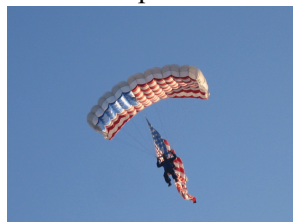
**Stay informed-open those emails.** Recently, a comment was made about being unhappy with the long power outage on Thursday, 24 May. As it turned out, this person received an MPCA email News Gram notifying residents on certain streets of the planned outage; however, he did not open his email! Unfortunately, that is a common occurrence. According to statistics from our email service provider, only 60% on average of the 475 registered email addressees open their MPCA emails to read the News Grams. So, stay informed and read those emails!

**Concert on the Green . . . . .**



The 19<sup>th</sup> annual Concert on the Green was a great success! Thousands came to enjoy the show. Three hours before the Jacksonville Symphony Orchestra performed, the fairway behind the clubhouse was filling up with families

celebrating the Memorial Day weekend. The evening's program started before dusk with some great musical performances, much to the delight of the crowd. Highlighted were young singers and instrumentalists who received scholarships in the annual Clay County Music and Poster competition.



From picnics to watching the sky divers to children rollicking in a giant sand trap, a good time was had by all. As the performers gave way to the Orchestra and darkness fell, the crowd listened to some wonderful old favorites

ending with the traditional 1812 Overture, accompanied by some very, very loud cannon fire! Unfortunately, the area burn ban canceled the fireworks, but that didn't seem to dampen everyone's enthusiasm.

**New Landscaper Hired . . . . .**

As of June 18, Nanak's Landscaping is maintaining the common areas. Nanak is a nationally recognized company with a staff of well-qualified and experienced personnel to manage all aspects of the our landscaped areas. We look forward to a long and mutually beneficial relationship.

The storms of June 5 caused some roof damage to the gate house. Thanks to the efforts of several residents and others, the tree that hit the gate house and blocked the main

exit road was removed quickly. Your efforts and willingness to help are greatly appreciated and resulted in a minimum of inconvenience to everyone.

**Candid Camera at Magnolia . . . . .**

In an effort to improve the security of the community and minimize damage to the gates, your association received proposals to install a digital camera system at both the front and rear gates. A contractor has been selected and, pending a final meeting with the contractor to cover details of the system operation, installation should begin shortly.

Thanks to everyone who has responded to the requests to update your records with the gate house. Anyone who has not updated the information is requested to do so in order to make access for your family and guests more efficient.

Should you require additional or replacement gate openers, contact First Coast Assoc. Management at 904-998-5365.

**Boats & RVs . . . . .**

This is the time of year when boats and RV's start to surface at Magnolia Point. This beautiful Florida weather is conducive to a day on the water for some good fishing or just a day of relaxation. It is also the time to get in your RV and visit your favorite campground or explore new areas.

**The covenants allow all residents a 24 hour grace period to pack for their outing and unpack and clean when they return.** At no other time should a boat or RV be on the property. Also, they should never be parked on the street or any vacant lot.

Most residents abide by the rules and regulations, but unfortunately, some choose to overlook them. The covenants are there to protect your investment and preserve the overall appearance of the community. It is in everyone's best interest to obey all the covenants and report any resident who does not.

Finally, parking any vehicle in the street is prohibited. There are special occasions and circumstances that allow parking for a few hours, but prolonged periods of time and overnight parking are not allowed. With our narrow roads, this is as much a safety issue as an eyesore.

**Have a happy and healthy summer and keep the rights of your neighbors in mind.**

**Wanted !!! . . . . .**

We need a volunteer to chair the Access Control Committee. To check out this committee, log on to: [www.magnoliacommunity.com/access.htm](http://www.magnoliacommunity.com/access.htm). Contact Gary Dake at 284-2767 if you would like to help.



# Ask Maggie P.

MaggieP32043@aol.com

**Dear Maggie** - After 20 years the developer still controls our Community Association. How and *when* will we homeowners get control? **T. on Colonial**

**Dear T.** How? By electing our Association's Board of Directors. But that voting right is now held by our developer. By law, we homeowners get voting rights only after the developer sells ALL of the remaining lots to builders and third parties. When? His current target date is December, 2009.

**Dear Maggie** - I've noticed several very young children driving golf carts on our roads. Is that permitted?  
**Concerned**

**Dear Concerned** - No. Only licensed drivers may operate vehicles, including golf carts, on our privately-owned roads. It's a safety issue and a covenant violation. You should report all covenant violations to our Rules Enforcement Committee. What action can that committee take? Fines of \$100 for each violation, up to a total fine of \$1,000.

**Dear Maggie** - I noticed that one of my neighbors has three dogs, although they're rarely outside together. Is that permitted? **Curious**

**Dear Curious** - No. Our covenants permit only two dogs or cats. It's a covenant violation. Contact your Covenant Committee.

## Community Garage Sale .....

**On Saturday August 4**, we will allow garage sales from 9am to 5pm. It will be open to the public, so everyone is asked to please monitor the parking in your area. We will advertise the sale and based on the outcome, we will decide if this should be an annual event.

We have had numerous requests to hold garage sales and felt that if we held it all on one day it would stop them from springing up periodically. Increased traffic flow for one day should not disturb our privacy as a gated community.

Anyone participating is asked to display a balloon on your mailbox and arrange your treasures neatly in the driveway as close to the garage as possible. Remember to remove what remains promptly and either donate them to one of the many local charities or store them until next year.

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**PLEASE DO NOT FEED WILD OR STRAY ANIMALS.** These animals become accustomed to being fed but carry diseases such as rabies and tick fevers. They can also damage your home and landscaping. If animals are aggressive or troublesome, contact the Clay County Animal Control (269-6342) to have them trapped.



If you encounter an alligator over four feet in length and that poses a threat to humans or property, call 1-866-FWC-GATOR (392-4286). The FWC will evaluate your complaint, and if necessary send a registered trapper to remove the alligator. To read more about alligators, go to [www.myfwc.com/gators](http://www.myfwc.com/gators).

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