

Flowerview

Gardens

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Creedmoor Spur Update

On October 23, members of the Board of Directors met with Trustee Kevin Greene and Police Commissioner Michael Reid to discuss the issues Flowerview Gardens presented via the Creedmoor Spur Petition. The focus of the meeting was the need for increased police presence in the spur to deter vandalism and speeding.

As a result of our meeting, the police department has positioned a radar detector, on various days and times, in the spur to monitor the speed of vehicles. In addition, the village and the police department have posted a No Left Turn sign on Van Sicilen, Van Buren and Garfield Avenues to prevent vehicles from entering the spur the wrong way. A No Standing Zone was also created at the Flowerview Gardens entrance to the spur.

The Board of Directors will continue to communicate with village and police department officials to increase the amount of speed signs and explore the options of speed bumps that would not interfere with snow removal. We will continue to update you as new information becomes available.

Community Room

After consulting with multiple contractors, financial experts and our fellow shareholders, the Board of Directors has decided to move forward with the creation of a Community Room.

The Community Room will be open to all shareholders during the day. It will be stocked with tables, padded chairs and various games. The room will also have a bathroom and kitchenette.

The new area will be heated in the winter and air conditioned in the summer, making it the perfect gathering space.

The Community Room will also be available for rent by our shareholders. This will give residents a large open space where they can host parties and entertain guests.

A grand opening cocktail party will be scheduled in December.

Recent Vandalism

Several acts of vandalism took place at Flowerview Gardens recently. The Board of Directors has been in close contact with the police and village officials to deter any further incidents.

Flowerview Gardens is private property. If you see anyone that looks suspicious or is loitering please call the police immediately at **516-326-6400**.

Please record the date and time you called as well as the name of the officer you spoke with.

Public Session

The Board of Directors will be holding a public session on Wednesday, December 3rd at 8:00pm in the maintenance office.





New House Rules

The Board of Directors has worked with Kaled Management and our lawyers to create an updated version of the house rules that are more detailed, easily read and able to be enforced.

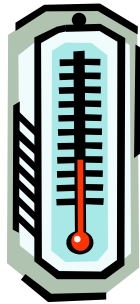
The main difference you will see is that fines have been laid out for each violation of a particular house rule. This addition will ensure that the rules are enforced in a uniform manner and a clear course of action is laid out in advance.

There have also been some minor changes to our parking rules. The most notable is that a parking sticker is required and garage doors must be kept shut. Shareholders with an assigned parking spot will be contacted in the near future and provided with a parking sticker.

Please note that the house rule regarding pets has remained the same.

We encourage all shareholders to thoroughly review the new house rules. The new rules will take effect on December 1, 2008.

Heating System



The heating system has been turned on. Despite falling gas prices, we are asking everyone to help us conserve energy this winter.

When the heat is on in your apartment, please keep your windows closed. We also ask that you lower or turn off your heat when you are not at home.

If you are experiencing any problems with the heat in your apartment, please contact the maintenance department immediately.

Website

Flowerview Gardens has a website. You can access contact information, newsletters, sales applications and more by visiting www.flowerviewgardens.com



Thank You

The board would like to thank our maintenance staff. They have been doing an excellent job in maintaining our buildings and the heating system.

Digital TV Transition

On February 17, 2009 the FCC will require all over the air broadcast stations to switch from an analog to digital signal. If you use Flowerview's rooftop antenna and have an older television you must purchase a converter box. Contact 1-888-CALL-FCC for more information.

If you have Cablevision or FiOS television you **will not** be affected by the transition.