

Lakeside Village
Manager's Report
April , 2011

1. Drafted letter to FW FD, attached for your changes, approval.
2. Drafted letter to homeowners regarding reserves, finances, etc for your changes, approval, then on to the attorney for his review.
3. The systems above are far beyond the budgeted maintenance funds for year 2011. This work will require a special assessment. The Declaration also requires a 60% approval as this is a capital improvement (P 11.01, page 10). Also see P 10.08; I have written the Associations Attorney asking for a clarification as to whether this would apply in this case - i.e. only Buildings 1, 3 and 5 would pay for a special assessment for this fire system. Yes to this.
5. Received notice of Dorothy Montgomery's resignation from the board.
6. Shut off valve replacement in unit 511 has been postponed.
7. Delinquency letters sent out.
8. **Balance sheet and delinquency report to be emailed.**