

Lakeside Village  
Manager's Report  
January 24<sup>th</sup>, 2023

1. Delinquency letters mailed out. **Remember payments are due by the 15<sup>th</sup> of the month!**
2. Updated a few owners contact information.
3. Notice of Annual Meeting mailing was sent out 1-20-2023.
4. Multiple quotes received on the damaged wall.
5. Insurance claim has been filed, currently working with the adjuster from CAU.
6. Board reviewing the latest draft of the Amendment update.
7. Payment made on delinquent account.
8. WO sent for miscellaneous repairs since as light bulbs, assess exterior of #522. Ordered lights for the entrance sign as couldn't find the match.
9. Records request made through the City of Federal Way for any reports on the vehicle that damaged the entrance wall, no records sent back.
10. Returned to owner a blank check that was stuck to dues payment.
11. New owner in #135, sent in owner occupant form. Welcome packet sent
12. Secure Pacific sent notice of price increase.
13. Returned check to owner for reissue as the check was incomplete.
14. Deposit received on cabana reservation for 12/24/2022.
15. Compliance notice sent to owner in building #4 regarding large items left at dumpster.
16. Received another water heater form
17. #135 closed 11/22/2022
18. Chimney vents were cleaned
19. Check and form received for cabana reservation on 11-24-2022
20. Repairs completed in #214 from exterior water intrusion.
21. Corporate renewal completed
22. Report of burning smell and smoke of baseboard heater, heater was replaced at owner expense.
23. Gutter and downspout cleaning were completed.
24. Lakehaven Utility replaced water meters throughout the complex on 11-2-2022
25. Owner inquired about who is responsible for front door, owner is responsible however also needs to send a detailed request in to the Board for approval or denial.
26. Compliance letter sent to owner in Building #2
27. DirecTV sent notice of price increase. 5.54% increase
28. Oversized items removed from dumpster areas. PLEASE remember the dumpsters are for HOUSEHOLD garbage ONLY! NO FURNITURE, NO TV'S, NO BED FRAMES, ETC! all of these haul aways cost the association money which could result in increase of dues! Reminder: Owners who abuse the dumpster will be billed back for the haul away per the Rules and Regulations.
29. ANY CHANGES TO COMMON AREA ARE A VIOLATION OF THE RULES AND REGULATIONS AS WELL AS THE DECLARATION AND ARE SUBJECT TO FINE(S).
30. Cabana is open for reservations. Please email Linsey for more details.
31. Please remember Emergency line is for Emergencies ONLY. Parking complaints are NOT property damaging emergencies. Fire and flood are emergencies. Calls that are not property damaging emergencies will be returned the next business day.

**Delinquencies as of today:**

**Under 90 Days: \$ 2715.15**

**At Attorney: \$ 687.73**

**Total: \$ 3393.88**