

Lakeside Village
Manager's Report
October 28, 2025

1. Delinquency notices were mailed out.
2. Tagged two cars for towing for expired tabs and not moving. One owner sent email and moved car as well as has current registration with tabs they are contacting the DOL
3. Met with inspector for spa prior to be filled with concrete.
4. Quote for new pool heater received.
5. Started obtaining bids for all parking lot work and trip hazard painting
6. Returned cabana deposit from reservation
7. Electrical and spa equipment was removed from spa room
8. Misc light bulbs were replaced in numerous stairwells
9. Electrical work completed for the tall lights and the carport section being out. They also replaced the sensor above the maintenance room which failed.
10. Spa work is complete, will need to call for final inspection.
11. Annual meeting packets will be mailed out next month.
12. Balance of storage doors has been paid.
13. Another resident in building 5 has contacted the police about after-hours noise. The owner of noise violation doesn't respond to correspondence, phone is disconnected, doesn't open door.
14. CAU underwriting is requiring "no swimming allowed" signs to be posted. Ron will install 4 signs along the goose fence.
15. Mattress at building #5 dumpster surround, ordered haul away.
16. Owner requested the fence along 312th be pressure washed, responding to asking for clarification and stated it would be pressure washed when prepped for painting.
17. Real Estate agent emailed about resale certificate.
18. Owner sent email asking if the association was responsible for outlets. That is an owner's expense.
19. Certificate of insurance for mortgage company ordered.

RULE REMINDERS:

Unregistered vehicles can be towed off the premises. Please make sure all vehicles are registered with the association and MUST have current tabs.

Window coverings must appear white or off-white when viewed from the exterior of the building. All window coverings, including blinds, must be in good repair and free from visible stains. No sheets, foil, blankets, posters, lettering or signs may be used.

Any changes to the common area are a violation of the rules and regulations as well as the declaration and are subject to fine(s).

Owners who abuse the dumpster will be billed back for the haul away per the Rules and Regulations.

Please remember the Emergency line is for Emergencies ONLY. Parking complaints are NOT property damaging emergencies. Fire and floods are emergencies. Calls that are not property damaging emergencies will be returned the next business day.

Delinquencies as of today:
Under 90 Days: \$ 8,061.38
At Attorney: \$ 3,726.66
Total: \$ 11,788.04