

Lakeside Village
Manager's Report
April 24, 2023

1. Delinquency letters mailed out. **Remember payments are due by the 15th of the month!**
2. Owners have started to submit their mortgage company information and ballots for the Restated Declaration and Bylaws.
3. New occupant in #326 information submitted.
4. Master policy insurance request and ordered for owner in Building #3
5. Annual permit applications received for pool and spa.
6. Water damage in building #3 from failed dishwasher, contractors dispatched that evening to start dry out.
7. Special meeting called for **Tuesday, April 25th, 2023** with the Association attorney to answer questions that were submitted in advance to help save the association money.
8. Welcome packet sent to new owners in #211
9. Welcome packet sent to new owner in #533
10. Traps have been removed from stairwell of building #2, carpets have been cleaned.
11. Linsey did a walk around with Austin regarding pruning around the complex. The pruning also includes removal of a couple of dead trees and misc limbs.
12. Bid for plantings around building 1 and 2 has been submitted, location of plantings desired.
13. Woodpecker reported near storage areas of building #4, woodpeckers are "protected" work order has been issued for deterrent.
14. 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.
15. ANY CHANGES TO COMMON AREA ARE A VIOLATION OF THE RULES AND REGULATIONS AS WELL AS THE DECLARATION AND ARE SUBJECT TO FINE(S).
16. Cabana is open for reservations. Please email Linsey for more details.
17. 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: \$ 1,145.04

At Attorney: \$ 3,109.25

Total: \$ 4,254.29