

The Towns at Lakeside Homeowners Association, Inc.

NEWSLETTER

February, 2015

1. Message From the President:

I attended the CDD Board meeting on 2/18 with anticipation of learning the results of the engineering traffic study. You'll recall that this was a requirement of the City's Traffic Enforcement Agreement with the CDD. Disappointedly, the traffic study only focused on existing sign compliance to code and there were no recommendations for parking regulations. I would urge everyone to email their dissatisfaction (as I have) to the CDD Board and ask that the study be extended to include parking signage. Their email addresses are as follows:

Joe Szewczyk, Chairman - joelakesidecdd@aol.com

Bud Sabol, Vice Chairman - budsabol1528@gmail.com

Sharon Moore, Assistant Secretary - shgreisz@gmail.com

Camille Stephens, Assistant Secretary - cpc1747@gmail.com

2. Median Paver Project:

The delivery of the pavers has been delayed and expected start date is now the beginning of March. Homeowners will be required to move their cars out of driveways and park on the street while their pavers are being installed. The HOA will attempt to provide advance notice via flyers but residents may be asked to move vehicles at the time of installation.

3. Urgent Need for Board Nominees:

Monday, March 9th is the annual HOA Homeowners Meeting and election of Board Directors. At this juncture, there is are four submitted nominations for the five member Board. Although the deadline for submissions has ended, the HOA will continue to accept nominations

up to and at the annual meeting. Virtually everyone can bring new talents and points of view to the Board while investing a small amount of personal time. The HOA needs you. Please consider completing the nomination form that arrived in your mail and sending it in today!

4. Driveway and Sidewalk Cleaning:

As you are aware, the Towns Declarations states that each homeowner is responsible for routine exterior maintenance of their unit. With the Florida environment, it is a fact that mold staining of driveways and sidewalks is going to happen every year. Last Winter, a reduced bulk rate price for homeowners own driveways and sidewalks was offered and many took advantage. The HOA is once again offering this bulk rate price thru Happy Home Handyman Services, the firm that just cleaned our visitor pads. If you would like to take advantage contact them at 941-525-0414 or happyhomefl@yahoo.com. for a quote. If your driveway and/or sidewalk has black mold, it is a requirement that you have it cleaned. The Board will be issuing violation letters in the future for mold stained driveways and/or sidewalks.

5. Dryer Vents:

A homeowner has brought to our attention the need to clean dryer vents to avoid fires. These vents extend up thru the attic and roof. Even though you may be removing lint at the dryer lint trap, additional lint can build up at a second screen at the roof vent fixture causing dryers to run longer and hotter than normal, posing a potential fire hazard.

6. Exterior Garage Coach Lights:

The HOA Board is considering replacement of these light fixtures due to their poor condition. Although as a Capital Reserve replacement item, they are scheduled to be replaced in 2020, the Board can accelerate this time line. A sub-committee is currently looking at replacement fixtures. This project would be funded with Capital Reserve monies and would not result in any change to the current HOA dues.