

The Towns at Lakeside Homeowners Association, Inc.

NEWSLETTER

October, 2014

1. Median Project Update:

SunVast spent the Spring trying to contact a handful of owners who had not responded to the authorization letter. You might recall that the HOA was legally advised that approval needed to be obtained from each owner of a adjoining median. After three attempts, including registered letters, (all of which cost the HOA money) here are the final results from the 210 owners of the 105 medians:

Yes: 203 (97%)

No: 3 (1%)

No Reply: 4 (2%)

(Note: At the time of the mailings, any bank owned properties or properties that were more than three months in arrears on dues were counted as “yes”)

These responses will result in 98 driveways having the existing bushes removed and replaced with pavers. (A single bush will remain at the building wall). The 7 driveway medians that will not be changed either because of a “no” response or non response are:

1054/1056 Jonah

1105/1107 Jonah

1206/1208 Jonah

1252/1254 Jonah

1269/1271 Jonah

2339/2341 Felicity

2346/2348 Melrose

At this juncture the HOA has solicited requests for installation proposals from four companies and is awaiting responses. It is of the Board's opinion that the installation should not commence until there

is adequate on site Board member oversight. We anticipate this to occur during the Winter of 2014/2015.

2. Unit Fire:

On Wednesday, October 1st at approximately 10 pm, a fire occurred at 1194 Jonah. The tenants were not at home at the time. The Florida Fire Marshal, Randy St.Clair has determined that the fire was intentionally set. If anyone has any information concerning this incident such as suspicious activity on that day, please contact him at the phone number listed on the 1194 Jonah garage door flyer. Everyone should stay aware of suspicious activities in the neighborhood and contact police when appropriate.

This underscores the need for everyone owner to carry a HO-3 insurance policy and provide the management company with proof on a annual basis. A HO-6 condominium policy is not adequate. There are numerous owners that have not responded to the HOA's request for this information. Be aware that non-compliance will result in the levying of fines.

The repair of 1194 Jonah will result in numerous work trucks parked on the street as well as a dumpster in the driveway. Please be cautious when driving or walking in this area.