

LAKELAND HOMEOWNERS ASSOCIATION SPRING NEWSLETTER APRIL 2018

Spring is here already. There is quite a bit of improvements going on to get the common areas, especially the pool and clubhouse ready for the busy summer season.

The grass has started to come back to life. We ask that you refer to the Policy Letter on lawn maintenance to ensure compliance with the Covenants. The letter is posted on the website.

The pool house is undergoing a major spruce up. Repairs and painting of the restrooms is just about completed. A complete pressure washing of the pool area and poolside furniture will soon be completed.

We need to ensure accountability of the pool gate key fobs. Therefore we will have a key fob day on Saturday May 5th 9:00 AM to 12:00 PM. We request that all residents with a key fob and those needing one, attend the session. Residents with a fob need to bring it with them for proper validation. Fobs will be activated for all members, in good standing, after the meeting. Remember there is a \$25.00 fee for a new key fob.

The pool will open for the season on May 19th.

The annual meeting will be held on Saturday June 23, 2018 from 10:00 A. M. to 12:00 P.M. The election of the board of directors will be held at the annual meeting. We mentioned that there is one notable change in the requirements to run for election. The association membership voted to require all homeowners in good standing to agree to submit to a thorough background check prior to being eligible for election.

The association attorney will oversee the nomination/background check process. Nomination and background check forms have been completed and will be available on the website prior to the end of April.

Nominations will be open from May 1-15.

Background check forms must be received at the attorney's office no later than May 15, 2018.

A new architectural review form has been completed. Approval must be granted by the Architectural Review Board (ARB) prior to new construction and exterior improvements to existing houses can commence. This includes but not limited to roofs/shingles, fences and sheds. The board recently assessed a fine of \$1,000.00, which was upheld, to a property owner who installed a roof without ARB review.

Reminder satellite dishes must be placed on the roof at or near the rear of the house.

The clubhouse is a great place for meetings and social events. The clubhouse can only be rented by Lakeland 55 HOA members. The daily rental fee is \$100.00 along with a refundable security deposit of \$150.00. Please contact us for a reservation at

<https://www.lakeland55hoa.com/contact-us/> or call 251-964-2146. You must complete and submit the rental agreement and the rules agreement. Both forms can be accessed through the website.

Remember you must call Baldwin County Waste Disposal at 251-972-6878 to schedule an appointment for yard waste pickup. Do not place yard waste at the curb earlier than 24 hours from your appointment.

Please make sure you mail your dues to P.O. Box 235, Fairhope, AL 36532 to ensure prompt credit to your account. We also offer online payment at <https://www.lakeland55hoa.com/pay-dues>.