



LOWHANNEWS

LAKE OF THE WOODS HOMEOWNERS ASSOCIATION NEWSLETTER PRESIDENT'S MESSAGE

Hello Lake of the Woods!

Can you believe we have already been through half of 2023? It seems like we were just ringing in the new year, and now suddenly there is only half of the year left. Let's make the best of it!

We have a lot of really exciting events coming up, not the least of which is the FREE ice cream social on July 4th! This is a great way to celebrate this all-American holiday, meet your neighbors and take in fireworks from all around the area on our beautiful pool deck. Many thanks to our Social Sunshine committee for hosting this tradition, as well as the other fun activities they sponsor all year long.

Of course, with summer comes the rainy season, and we all feel the pain of our ongoing water intrusion issues. The Board is working hard to identify and resolve the issues, and will be meeting with the engineer to review options soon. We hope to have a go-forward plan in the near future.

We do have a go-forward plan for our other major project, roofing, and are now just waiting to get financing in place so we can move forward. At our July meeting, I mentioned that we may use the existing reserves to pay for the 20 buildings identified by our consultant as in the most dire need, but we are carefully assessing this strategy to ensure we are as effective with the funds as we possibly can be. Please stay tuned for updates, and know that we're working hard to get this project underway.

We know you love the LOWHAN, and we hear that many of our residents enjoy reading it online as well. As we move to an all-online format, this will be the last physical copy we print and distribute to everyone. If you prefer the print copy, though, do not fear! This edition includes a form you can fill out and return to the office to ensure you keep getting the printed, paper LOWHAN delivered monthly.

Please join us in the many celebrations this upcoming month, and stay safe during the Fourth of July festivities!

Keith Evans
President
Lake of the Woods HOA Board of Directors

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CAM NEWS:



Thank you to all the Board/Committee/ and all members that attended the 6/20/23 Board Meeting.

Updates:

Re-Roof project: BFARR has been selected as the Vendor of choice - Timing/phasing are some of the negotiations in process.

Water Intrusion: The engineer, is coordinating a meeting with the Board in July

Palm Tree trimming- Platinum Landscape will be assigning 1 day a week to trim palms (weather permitting) starting within the next couple of weeks.

Street Drain – DRS, who has previously worked on some of the drains, is in the process of providing a proposal, once received I will seek comparable proposals to present to the Board.

Owners- please double checking your assessment payments to ensure you are paying the correct amount to be processed before the 10th to prevent any fees or interest, this is the owner’s responsibility.

We are working on procedures for the clubhouse and the teams’ example: Clubhouse sign-in, team golf cart log, just to name a few.

Please remember the office will be close in observation of Independence Day, Tuesday July 4th, 2023

I hope everyone has a Happy Independence Day!

Attention Committee Member Volunteers Needed!

Volunteers needed to chair the following committees:

Audit

Buildings & Grounds

Steering

If interested please reach out via email: frontdesk@lakeofthewoodshoa.com

**Collection Policy
for Lake of the Woods, HOA**

Monthly Assessments are due on the 1st of every month.

1. Association assessment fees are due on the first of every month and must be received no later than the 10th of each month. If payment is not received within 10 days of the due date, a \$25 late fee, interest of 6% annum plus any collection fees will be charged and a notice of late assessment will be mailed to all known addresses on record.

2. If payment is not received within 40 days of due date, a 45- day Intent to Lien notice along with any collection charges for such notice shall be sent to owner. According to Florida Statute, letter should be sent both certified mail and regular mail to all known addresses at the time of processing.

3. If assessment is unpaid after the 45-day Intent to Lien Notice expires, the account shall be forwarded to the Attorney requesting the lien to be placed, and any further collection cost will be added to owner’s account. The Board will review and execute the lien and Management will return it to the association’s attorney. This is when the assessment is approximately 85 days past due.

4. Once the lien is recorded, a 45-day Intent to Foreclose letter is sent to the owner from the collections’ Attorney.

5. If the owner does not pay prior to this 45-day expiration the manager will review the matter with the Board to determine if the Board wants to proceed with foreclosing on the property.

6. Board Policy is automatic approval for management to proceed with collections as outlined above, and lien foreclosure actions up to the actual filing of foreclosure.

Collection Policy Approved by the Board of Directors on 2-21-2023 at a Duty Noted Board Meeting.

MONEY MATTERS - Jo Emblad

Financial reports, summarized through May 31, 2023 indicate monthly Actual expense of \$129,587.10 vs Budget of \$133,177.32 for a difference of \$3,590.22. YTD figures show Actual expense of \$612,324.04 vs. Budget of \$665,886.60 for a difference of \$53,562.56 .

Irrigation repair expense, noted consistently as a concern over this past year was \$6,922 for the month of May and \$27,022 YTD. Originally the 2023 annual budget for irrigation was \$25,000 but the Board did approve upping that budget amount to \$35,000 at its April meeting. However, that's not going to carry us much farther into the year when our monthly expense is in the \$3-\$5K range and we're already at \$27K.

(Reminder: Our 2023 budget includes \$33,547 in income from Prior Year's Surplus as we did not have enough assessment income to balance the budget. Because the board approved adding \$10,000 to irrigation budget the income amount from Prior Year's Surplus should be \$43,547. This affects actual vs budget comparisons as we show more budget available but no direct offsetting expense.)

Our Balance sheet includes 3 operating account CD's, totaling approximately \$233,539 maturing in the next two months. Fees due to Premier Management for the month totaled \$1,350 compared to \$2,950 for April. Late fees totaled \$1,429.19.

Accounts Receivable total as of May 31st was \$44,442.64 compared to \$45,310.01.56 at the end of April. May's summary report showed 56 owners delinquent compared to 73 in March. Our largest delinquent account owes \$16,884.90 as of May 31. Actual delinquent assessment total was \$38,613.78. The difference between that total and the \$44,442.64 AR total is fees and charges to be paid to Premier. Those additional fees are charged back to owners ledger. An explanation of our collection policy was included in June's LOWHAN. Additional notification(\$10) and collection (\$100) fees are also part of that policy. For historical comparison, our Accounts Receivable total at the end of **May 2022** was \$29,252.86 on our Balance Sheet and our largest delinquent account owed \$13,123.43, approximately half of the AR total at that time.

In an effort to save printing costs, the August LOWHAN will be available online and paper copies will **not** be delivered to all residents. As explained in the June issue, if you want a paper copy to be delivered, contact the office. So far, approximately 50 owners have asked for printed paper copies. Did you know that printing our newsletter each month uses approximately 75% of our copying allowance each month? We pay an extra charge when we exceed our monthly allowance of 8500 copies. Printing a 12 page newsletter produces 6,396 copies. Our Printing/Copying expense totals \$2,646.55 YTD vs. ANNUAL budget of \$3,000 so we're likely to be over budget in this category in the next month or two as our monthly expense is in the \$275-\$350 range.

Expect to see tree maintenance activity within the next month to help us get through hurricane season without big tree problems. Proposals are presumably in hand. The same is supposed to be true for the first wave of water retention remedial action proposals.

The community anxiously awaits updated info on roof replacement and water intrusion activity.

Balance Sheet Reserve fund totals as of May 31, 2023 were Capital \$210,499.47; R&R \$778,405.80; and Roof \$2,818,276.62.

DONATE TO ENGLISH ESTATES ELEMENTARY SCHOOL

Last month we stuffed the bus, but we can't stop now! Let's get into overdrive, these teachers and students need supplies. Everything from paper, pencils, crayons, pens, to glue, books, backpacks and more. Any donations would help these teachers who often buy supplies with their own money because most of the students at English Estates aren't able to provide their own. There is also a huge need for food. The kids are sent home on Fridays with groceries for the weekend so they don't have to go to bed hungry. We can help with that too! We have a school bus donation box in the lobby of the Clubhouse. Please help us stuff this bus with food and school supplies for these children in need.



LANDSCAPE NEWS

Have you seen the new plants at the end of Nettlewood and Carolwood? Thanks to Pam Finely, Ronda Christiansen, Fred Shoemaker, Martha Scanlon and Bob Brewer for digging in the dirt to get these plants in the ground. Landscape needs volunteers to collect pine needles and scatter them around the new plants to help keep moisture in and weeds out of the new beds. If you can help, please call Ronda - 407-924-9520 to put your name on the list.

BEFORE:



AFTER:



JULY LANDSCAPE SCHEDULE

(Tentative Weather Permitting)

July 3 - 7: Mow, Trim - North Carolwood, Pickwood, and Pylewood

July 10 - 14 : Mow, Trim - Meadowood, Wintergreen, Winterberry, Sherrywood, and Woodbine

July 17 - 21: Mow, Trim - Westwind, Eastwind, Teriwood, Meadowood

July 24 - 28 : Mow, Trim - Common Areas

* Mowing depends on condition of grass, if grass is too dry or not growing, other work will be performed on property.

Save the Date | October 29th 2023

Wine and Beer patio Walk: We have sponsors who will be providing the drinks, and we will have a contest for best decorated patio. Details in next months LOWHAN.



Sponsored by The Landscape Committee.

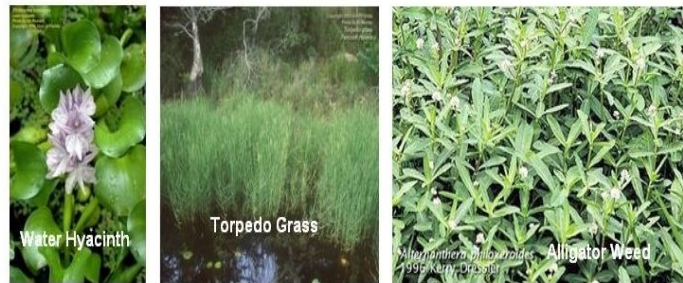


Save the Date | September 23th 2023

Lake of the Woods Landscape Special Project Lake Clean Up



the native vegetation we will work to plant.



invasive plants we work to remove.

We can use your help, snacks and cold drinks provided and a few hours of help and fun



2022 Event Accomplishments

Together, we planted 1,152 native plants (700 duck potato, 200 iris, 150 pickerelweed, 100 crinum lily, and 2 cypress trees). We also removed 42 bags of invasive torpedo grass and alligatorweed (6.3 cubic yards) and 2 bags of trash (0.3 cubic yards). Wow! Your hard work has helped to improve water quality and habitat for wildlife.

Special thanks to participating groups:

- Crooms Academy, Hagerty High School
- Knights for Wildlife Conservation, Orlando Tamil School
- PSI High School, RVI planning & Landscape Architecture
- Sanford Middle School, Seminole High School
- Lake of the Woods HOA, our generous hosts
- Our faithful SERV volunteers!



TRASH AND RECYCLING PICK UP INFORMATION

- Regular trash will be picked up on Tuesdays and Fridays.
- Recycling is picked up every Friday. You can contact Seminole County, 407-665-2260 to request recycle bins.
- Aluminum cans **ONLY** are picked up every Friday by the LOW Can-Can Committee.
- Yard trash is picked up on Wednesdays. (Debris must be in a container or tied in a bundle.)

Bulk Item(s) Pick Up Information

- Appliances and electronic waste must be scheduled in advance by calling 407-464-0664.
- Once pick up is scheduled for white goods/electronic waste, these item(s) may be placed on the curb after 6 p.m. on Thursdays. Regular bulk items do not require advanced scheduling to be picked up.
- If the bulk item(s) is not picked up on Friday, the bulk item(s) **must** be removed from the curb and brought back inside until an alternative, scheduled pick up time can be made.

No trash or bulk item(s) can be put out prior to 6p.m. the day before pick up.



RECYCLING COMMITTEE - NEW TIME: 7:30AM FRIDAYS

Please place all separated aluminum cans near your garage door/carport, or sidewalk for collection by the Can-Can Volunteers. Also as the recycling truck is now arriving in our neighborhood earlier than in the past, our volunteers will be starting at 7:30am on recycle days.

The "Can-Can" Committee still needs volunteers willing to dedicate two to three hours once a month on a Friday morning at 7:30am to help collect cans throughout the community. All money collected from can collection sponsors community activities for the year. Please contact Terry Decker at 405-650-9719, terrydecker15@gmail.com.

SANDLESS SANDBAGS?

Following Hurricanes Ian and Nicole, research was conducted to identify an alternative to traditional sandbags to protect Lake of the Woods Townhomes from flood waters. Five sandless sandbags (dams) have been identified, but only three appear suitable to provide abatement of flood waters threatening residences: The three sandless sandbags are:

QUICK DAM: a self-activating patented gel barrier, tubelike height of 3-4", width 8", comes in various lengths, www.quickdams.com; QUICK DAM: 888-761-4405.

HYDRABARRIER: water fill barrier, tubelike height 3-4", width 8" comes in various lengths, www.hydrabarrier.com;

WATERSHED INNOVATIONS: 888-876-4068.

PIG HOME SOLUTIONS: water fill barrier, tubelike; height 3-5", width 8", lengths vary, www.newpig.com, NEW PIG: 855-493-HOGS.

All prices vary with length from \$21.99 to \$100.00 and are available at/through Lowe's, Home Depot, COSTCO, ACE, and Amazon.

There are many reviews of successes and a few failures of these sandless sandbags on individual websites and on Amazon. While the use of these 'dams' appears better than traditional sandbags they may not always be successful as described in the various failures.



PARKING! DID YOU KNOW?

- Parking at the ends of streets is for guests only. Resident parking is available in the Clubhouse lot.
- Parking from 2AM -7AM requires a permit. Go to LOW website: (www.lakeofthewoodshoa.com) to fill out form.
- Speed limit is 15MPH
- At the end of your driveway is a flat curb called a "ribbon." The ribbon is not part of the driveway, and therefore, vehicles must be fully in the driveway and not over the ribbon.
- Trailers are prohibited in driveways, unless actively being loaded or unloaded. All unattached trailers must otherwise be parked at the rear of the Clubhouse lot, with a permit, if parking overnight.

To obtain a Parking Pass for overnight guests: <https://www.lakeofthewoodshoa.com/parking-permit.php>

LET'S CELEBRATE THE FOURTH OF JULY!!!!

**AT THE CLUBHOUSE ON TUESDAY, JULY 4TH AT 7 pm.
ENJOY A CHANCE TO "MAKE YOUR OWN SUNDAE".**

**THERE WILL BE DIFFERENT ICE CREAM FLAVORS, SYRUP,
WHIPPED CREAM, NUTS AND OTHER TOPPINGS**

**SHOW YOUR CREATIVE SIDE; MEET YOUR NEIGHBORS;
CELEBRATE OUR FREEDOMS...THEN GATHER ON OUR POOL
DECK AND WATCH THE FIREWORKS DISPLAYS**

**NO RESERVATIONS NEEDED; SPONSORED BY THE LOW SO-
CIAL/SUNSHINE COMMITTEE ... AND IT'S FREE!!!**

**FOR MORE INFORMATION CONTACT PAULA STREIMISH:
407.695.2415, or paula.streimish@gmail.com**



ATTENTION LOWHAN READERS

Please note that Lake of the Woods is no longer going to have a monthly LOWHAN **printed and delivered** to each residence. Instead, to read the LOWHAN, go to the website: LAKEOFTHEWOODSHOA.COM and click onto Newsletter. Printing 560 multipage LOWHANS each month is very expensive and as you know, we have several issues that need to be taken care of, such as water intrusion, new roofs and pump house repairs. Having the LOWHAN on the webpage will save considerable resources for these needed repairs.

For anyone who wishes to continue to receive a written copy, please sign below with your name, address and phone number.

You can cut out the below form and fill out with your name, address and phone number. You can take or mail the notice to the office or call Doris Huskey at 407-312-1075 to have it picked up. You can also drop it in her mailbox at 439 Meadowood.

Only those who sign up will continue to receive a printed copy delivered to them.

THANK YOU, LOW STAFF



NAME: _____

ADDRESS: _____

PHONE: _____

LOW FAMILY DAY!

Come and join us at the playground area on July 8th and July 22nd from 11am until 2pm to let our kids meet each other and play.

We are encouraging families to get together and have some fun, so let the kids enjoy their summer!

If you'd like to know how you can join or help with Neighborhood Watch, or even if you're just interested in getting to know others within the community, we encourage you to come and have fun!

Sponsored by: **Neighbor Watch**

THE SEWING SEW-CIETY

Join the Sewing Sew-ciety on Saturday July 1st at 10:00am to 1:00pm in the clubhouse.

Questions? Contact Margaret Cannon 407-848-8096.

Summer is coming!! Summer is coming!! Summer is coming!!

Exciting news for those water babies who enjoy our **Water Aerobics classes.**

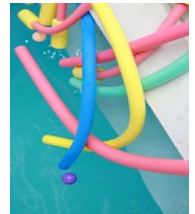
There will be two sessions per week. The cost will be \$5.00(cash only).


The classes will begin at 9:30am to 10:30am every Monday and Wednesday and of course, will continue through the next several months.

Our wonderful Instructor Kitra will be back. Tell you friends and neighbors. See you at the water's edge!

For more information, please contact Theresa Decker 405.650.9719 - terrydecker15@gmail.com

From the Sunshine State



 July we will continue our discussion on the book of Revelation.

Please bring your Bible and join us on Thursday mornings at 10:00am.

Questions?

Please Contact: Pamela Fendley at pfendley487@gmail.com.

LOW MUSIC GROUP

We meet Monday's at 6:30pm at the clubhouse. Instruction and music of all types are free to LOW residents. We welcome Recorders of all sizes, flutes and oboes, concentrating on duets, trios, quartets, etc. Beginning classes (child and adult) are separate until you are able to play with the group. Call Ann at 407-260-9238 for more info.

WORDS OF LIFE

Bible Study

Join us on Thursday evenings at 7pm, a Bible study group of men and women, which we are calling Words of Life, will meet at the clubhouse card room to study Scripture.

The study will be non-denominational; EVERYONE is welcome. We will be continuing our study using Jen Wilkin's "Sermon on the Mount" study guide and videos. The Sermon on the Mount is Jesus' longest and most detailed teaching. If you are interested in attending, or have any questions please, contact: Juan Ramirez at 407-595-7155.

We look forward to seeing you, God willing, Thursday's at 7PM



"MY NEIGHBOR'S TABLE"

FOR THOSE WHO DINE ALONE

Wednesday July 19th, 5:30-7:00pm

For those in Lake of the Woods who dine alone and would like to get out of the house - Please join us at the clubhouse for a home cooked meal! Our July date is Wednesday July 19th from 5:30 - 7:00pm - **\$5.00** per person. Come hang out and enjoy social time with your neighbors.

We hope you can make it 😊 Please reach out to Tina @ 407-416-1135 with any questions.

Social Sunshine Committee

FIRST FRIDAY



The Social Sunshine Committee would like to invite everyone to join us at July's First Friday event on July 7, 2023, from 5:30 p.m. to 7:00 p.m. in the clubhouse auditorium. We are thrilled to announce that Paul Felter has graciously agreed to entertain the crowd again, so come and enjoy some familiar tunes.

Attendees are encouraged to bring a sharable snack as no committee is sponsoring this month's event. Set-ups will be provided so BYOB.

First Friday is a fun opportunity for LOW neighbors and friends to gather, visit, and enjoy some delicious snacks.

We need committee participation to host these fun events, so if your committee or group is interested in hosting a First Friday get-together, please contact Barb Stewart at (407-373-5697) and she will be happy to sign you up. It's easy and a great way to support our Lake of the Woods community.

IT'S BUNCO TIME!!!



Join us in the LOW Clubhouse for Bunco on Saturday, **July 8th at 12:45 p.m.**



Cost is **\$3.00**. We also have a 50/50, 1 ticket is \$1.00, or 3 tickets for \$2.00. Bunco is a fun, easy dice game! If you've never played, we will teach you! Bring a snack to share if you like. Drinks will be provided. For any questions please contact Linda Lopez at 407-353-6892.

Let the Good Times Roll!!!



The Social Sunshine Committee has saved a spot for you at our wildly popular Bingo Night!

Join us on **Monday, July 10th, at 6 p.m.** for a fun evening of gabbing, games, and prizes. We'll have light snacks and beverages available for purchase. The cost is **\$5.00** for a packet of 10 games with the option of additional jackpot games for **\$2.00**. Everyone must be 18 years or older to play.

June Bingo Winners



LOW CLASSIFIED

Succulents Sale!!!



Simply Drought Plants 4' in ceramic pots on sale. Also available is Modern day green leaf framed art. Call/ message Kathryn 973 978 3080.

Alpha Comfort Design Inc. Complete Cooling and Heating Solutions: CAC 1817635 Fully licensed/insured AC and heating now in your neighborhood. No service/diagnostic call fee with approved repair. Call 407-304-6463 Luke 407-234-2048 or stop by 329 Dryberry Way.

Small Business Bookkeeping Service: LOW Resident. Quick-Books, A/R, AP, Bank Recs etc. Call 407-221-8748

Notary: LOW Resident. Leave a message at 407-221-8748 to set up an appointment.

Garage Door Spring Replacement: 2 Car garage door with "torsion" springs (2 springs) = \$250.00 OR 1 Car garage door with "extension" springs (2 springs) = \$145.00. Call 407-467-3920 Please leave a voice mail. (LOW Resident) Jim Milligan.

Beautiful skin can start with Mary Kay. Try before you buy. Call Barbara Lindenberg at 407-230-8188.

Let Us Cater Your Next Event: New Beginnings Catering. Lake of the Woods Resident. Specializing in Spanish, Southern, and Italian food. Please call 407-963-4575.

WANT TO LEARN HOW TO SPEAK SPANISH? LOW resident is available on Tuesday 9 a.m. to 11a.m. to teach Spanish to children ages 3 and over and adults. Call 305-772-8920.

BENJI DOGWEAR APPAREL: Always with an eye on style! Benjamin Evans, Owner. Website: benjiodogwearapparel.com. Email: Benjidwa@gmail.com. Phone: 407-431-7815.

BEGINNER TENNIS CLASSES FOR KIDS & ADULTS: Promotional prices: One-on-one training: \$30/hour. Group training (up to 4 kids or adults): \$25/hour per child or adult. For more info contact Diosa, text: 763-313-9704 or email: dbteniscoach@gmail.com. (LOW Resident)

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Gary Medley
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407-463-5242

Specializing in Lake of the Woods, Seminole and N Orange County. A 32 yr. resident of LOW and a licensed Realtor since 1979. Over 30 units sold in LOW. Call for "Recent Transaction" list or free consultation.

Email: garymedley@ymail.com
Website: www.garymedley.com

LOWHAN ADVERTISING RATES

Vendor advertising rates are posted on the LOW Website under "Newsletter." <http://www.lakeofthewoodshoa.com/lowhan-advertising.php>. Classified ads for owners are free. LOWHAN is not responsible for the accuracy or the content of owner or vendor ads.

LOW CLASSIFIED

WANTED: Clothing for Street Ministry. Men’s, ladies and children’s everyday clothing, casual shoes, blankets, and hoodies. Also any daily devotional booklets and carry-on luggage with wheels. Please call Rosie Sloan 407-739-4796.

FOR SALE: Glen Haven Memorial Park, 2300 Temple Dr. Winter Park, FL. Lovely Garden of Prayer, 2 Plots. Current value \$12,000 -- asking \$6,000 total. Call Irene Mueller at 407-733-5912.

FOR SALE: PEST OFFENSE® SMART – Environmentally Friendly Indoor Pest Control. Pesticide and poison free. One unit covers one level of an average size home. Just plug the unit in, and it begins working to repel mice, rats, and roaches from the inside of the walls where the infestation starts. It does not kill it makes the pests leave. Many LOTW residents use our product. You can find more information at www.pestoffense.com Special price for LOTW residents is \$20.00 with free delivery. To receive this price, call Sandra at 407-468-3059 to order. LOTW resident.

FOR SALE: Drive toilet seat riser with removable arms for elongated toilets. 35” Height used 2 days. \$25.00 Please call 407-848-8096

SMALL HANDY SERVICE: Please contact Wilson Edgar Sales via phone or text at 407-415-3697

FOR RENT: The 3B3B townhouse at 1536 Pickwood Avenue The monthly rent is \$2800 with a one year lease, \$2600 with a two year lease. I would be available to show it with a one hour notice most days from 9:00 to 5:00. Please call me at 407-963-3247. Thank you. Hattie Wolfe

WISDOM BY FORREST:
Always remember:
Only people who aren’t happy
with themselves are mean to others.

Clubhouse Address:
300 Carolwood Pt. Fern Park, FL 32730
Clubhouse Hours: 9AM to 9PM
Clubhouse Office: 9:00 AM to 1:00PM - Mon-Thur.
9:00 AM to 5:00PM - Friday
407-834-6828
May Morales, LCAM, Property Manager:
Manager@lakeofthewoodshoa.com
Michelle, Administrative Assistant:
FrontDesk@lakeofthewoodshoa.com
Work order requests and auditorium rental:
LOW WEBSITE: www.lakeofthewoodshoa.com
Seminole County Sheriff Website:
www.seminolesheriff.org
Non-Emergency: 407-665-6650

BOARD OF DIRECTORS

Board@lakeofthewoodshoa.com

(All Board members will be copied)

- Keith Evans (2024) President.....321-277-7007
keith.evans@lakeofthewoodshoa.com
- Geoff Longley (2026) Vice President.....402-290-8693
geoff.longley@lakeofthewoodshoa.com
- Lauretta Lumkes (2025) Treasurer.....407-834-6828
lauretta.lumkes@lakeofthewoodshoa.com
- Elizabeth Aulner, (2026) Secretary
elizabeth.aulner@lakeofthewoodshoa.com
- Fred Shoemaker (2026).....
fred.shoemaker@lakeofthewoodshoa.com
- Crystal Gunn (2024).....
crystal.gunn@lakeofthewoodshoa.com
- Sallie Willis (2024).....
sallie.willis@lakeofthewoodshoa.com

STANDING COMMITTEES

- AUDIT- meets Thurs. before BOD meeting @ 9 am
Lauretta Lumkes (ex-officio)
- BUILDING /GROUNDS–meets 1st Tues. of the month @ 7 pm
.....
grounds@lakeofthewoodshoa.com
(ex-officio) Elizabeth Aulner
- FINANCE/BUDGET- meets Thurs. before BOD meeting @ 4pm
Jo Elmblad, Chair.....407-339-7249
Lauretta Lumkes (ex-officio)
- LANDSCAPE-meets 2nd Tuesday of the month @ 6 pm
Ronda Christiansen, Chair,407-924-9520
ronda.christiansen@cbrealty.com
- Fred Shoemaker (ex-officio)
- SOCIAL/SUNSHINE- meets 1st Tues. of the month @ 10:30 am
Carrie Fockler, Co-Chair.....931-434-4014
Janie Everson, Co-Chair.....321-960-0569
- NEIGHBORHOOD WATCH & PARKING –meets as needed
Angie Walsh, Chair.....407-906-3373
ParkingInLOWhoa@gmail.com Crystal Gunn (ex-officio)
- STEERING– meets 2nd Wed. of the month @ 6:30 pm
Fred Shoemaker (ex-officio)
- AD HOC COMMUNICATION - Doris Huskey.....
Elizabeth Aulner (ex-officio)
- AD HOC RECORDS -
Fred Shoemaker (ex-officio)
- ROOFING - Geoff Longley (ex-officio)

Committee Chairs
deadline to submit minutes and meeting packet to manager is no later than 12pm Friday, before the board meeting.
LOWHAN – (newsletter)
deadline to submit is 3rd Wednesday of the month.

JULY 2023

Sun Mon Tue Wed Thu Fri Sat

						1 Sew-Sew-ciety 10am 2pm Private Event
2	3 Water Aerobics - 9:30am Low Music - 6:30pm	4 Independence Day Ice Cream Social 7:00pm B&G meeting	5 Water Aerobics - 9:30am Bridge Club - 1:30 Ad Hoc Records 6:30pm	6 Bible Study 10am Word of Life - Bible 7pm	7 Can-Can 7:30am First Friday	8 Low Family Day: 11am (playground) Bunco 1pm
9	10 Water Aerobics - 9:30am Bingo - 6:00pm Low Music - 6:30pm	11 Landscape Mtg.- 6pm	12 Water Aerobics - 9:30am	13 9am - Audit Bible Study 10am Finance Mtg 4pm Word of Life - Bible 7pm	14 Can-Can 7:30am	15 Private Event
16	17 Water Aerobics - 9:30am Low Music - 6:30pm	18 BOARD Mtg.-7pm	19 Water Aerobics - 9:30am Bridge Club - 1:30pm My Neighbors Table- 5:30pm	20 Bible Study 10am Word of Life - Bible 7pm	21 Can-Can 7:30am	22 Low Family Day: 11am (playground) Private Event
23	24 Water Aerobics - 9:30am Low Music - 6:30pm	25	26 Water Aerobics - 9:30am Book Club 6:30pm	27 Bible Study 10am Word of Life - Bible 7pm	28 Can-Can 7:30am	29 Private Event
30	31 Water Aerobics - 9:30am Low Music - 6:30pm					

UPCOMING EVENTS:

Community Market Table Sales: September 9, 2023

Community Market: October 21, 2023

Holiday Open House: Date to be Announced

PLEASE NOTE



The Latest Updates on Roofing and Water Intrusion Projects

During the June meeting, the Board committed to delivering the latest updates on our two largest projects. While details are still coming together and we are still working very hard to finalize the items necessary to move forward, the latest updates on these two projects are below. Thank you for your patience and continued support in these endeavors, and we look forward to providing more updated details as they become available.

Re-Roofing Update

- The Board is in the final steps of confirming roofing details like shingle colors, the number of tiles, and the final strategy for replacing roofs.
- The Board will likely move forward in three phases, dependent on financing. Once financing is finalized, we will share a list of which buildings will be in each phase, as prioritized by our roofing consultant, Allied.
- Financing will likely include a combination of Roofing Reserves and a bank loan, paid for by a special assessment. The procedures necessary to determine and enact any special assessment will begin once the final amounts and loan information become available.
- To ensure the most professional execution of the process, our CAM is currently securing financial and legal professional guidance, as well as the necessary documents, for loan and special assessment procedures.

Water Intrusion Update

- The Board has received and reviewed the Engineer's surveys and several bids.
- The original list of affected addresses included only reports submitted prior to Hurricane Ian;
 - The Board understands additional units and areas, including units on Woodridge and the area behind the tennis courts, are experiencing water pooling and intrusion after the hurricane.
 - The CAM is obtaining additional surveys and bids for these areas.
- Two Board Directors and the Manager will meet with the Engineer on Friday, July 7th, 2023.
- A public Board meeting with the Engineer, in which community questions will be answered, is tentatively scheduled for Tuesday, July 11th at the LOW Clubhouse at 7:00pm
 - We will be using a moderator to facilitate answering community questions.
 - An agenda and additional information will be posted next week.
 - **All** questions **must** be submitted in advance.
 - Please submit questions via email to the Board (board@lakeofthewoodshoa.com) and the Front Desk (frontdesk@lakeofthewoodshoo.com/)
- Due to the cost of this project, it will likely be completed in phases. The Board hopes to have a prioritized list of affected properties and locations, start date and more information available before the regularly scheduled July meeting.
- Note that the Water Intrusion project does not include street drains, but the office has been tasked to solicit bids for street drain cleaning and maintenance. The maintenance team does check the street drain grates daily for debris.