

THE VOICE OF THE VILLAGE

October 2018

WHEN
BLACK CATS
PROWL AND
PUMPKINS GLEAM,
MAY LUCK BE
YOURS ON
HALLOWEEN



IMPORTANT PHONE NUMBER

Patrol: (772) 559-8299

After Hours: (772) 913-5303

Office: (772) 567-4358

Clubhouse: (772) 770-2482

RV Resort (877) 624-4186

Email: lakewoodvillageoffice@gmail.com

Website: lakewoodvillageverobeach.com

We are moving along with the sale of Lakewood Village.

The sewer issues are almost finished and repaired. We have another smoke test after the pressure test which is happening on September 27th and 28th. After the repairs are finished, Southeast Services will video the pipes and report to the County. We should get the release from the county soon after that.

We are planning an adult Halloween Party for Saturday October 27, 2018 at 6pm. We will send out more information soon regarding time and details.

We are asking for volunteers for the children's Halloween party on Wednesday October 31st at 4:00pm. After the party, there will be trick or treating in the neighborhood. Some of the "regulars" will be out of town so please consider helping out.

I am continuing to do inspections. Please do not forget, after the 2nd violation there will be fines added to your monthly bill.

As of September 27th a new lawn company has been employed. They will be mowing weekly for October and possibly November, then every other week for December.

There will be transition notifications forthcoming regarding the new owners.

Marilyn Bailey_____property manager

PROCESS FOR SELLING YOUR HOME

1. An intent to Sell must be filled out.
2. The ARC committee will do a review of the property and notify the homeowner of anything that needs to be done before selling the property.
3. Any perspective buyer must come to the office and fill out the application for residency. There is a \$50.00 fee per adult. Part of the application is the credit history and criminal background check, which is done by the office, prior to purchasing the home. The prospective new residents must be approved by the interview committee and the BOD.
4. The title to the mobile home should be transferred immediately to the new owner once approved and the closing is complete.
5. If a share is involved in the purchase the Atlantic Coastal does the closing.

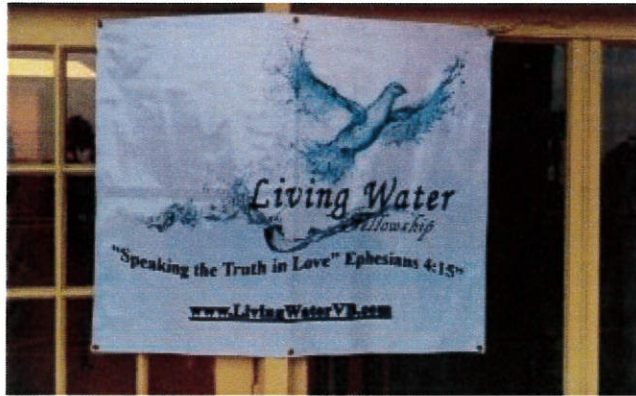
FOUR LEGGED PETS

ALL FOUR -LEGGED PETS OVER THE AGE OF 4 MONTHS MUST BE LICENSED. IT IS UNLAWFUL TO ALLOW PETS TO RUN AT LARGE (OFF THE PROPERTY OF THE OWNER) THIS INCLUDES ALL DOGS AND CATS, KEEPING A HABITUALLY LOUD BARKING, YELPING OR HOWLING DOMESTIC PET IS UNLAWFUL. THE FLORIDA STATUTE ALLOWS THE PARK TO FINE UP TO \$100.00 PER VIOLATION



Coffee hour is on Tuesdays at 9am

- Please do not feed the Feral cats or other wildlife around the neighborhood.
- We would like to remind everyone to look at their home and home site to ensure that it looks the best it could possibly look. We would like everyone to be proud of where they live and have their family and friends envy our Community.
- We love our 4-legged residents, but ask that when you are walking them around the community or in the dog park to please pick up after them so that other residents and their pets may enjoy the same right. Also, please do your best to avoid your dog from using a resident's yard. Although you may pick up after the dog there is usually something left behind



This month we will continue Sunday afternoon services at 1PM with a word from Dave Lewis in the clubhouse continuing the Genesis series.

We do have a few items in the clothes closet if you know anyone in



need.

Contact Tamra in the office or Dave at 772-643-1632

Wednesday October 31st we will have a craft and game time from 4-5:30 PM followed by the annual trick or treating in the neighborhood. PLEASE LEAVE YOUR LIGHT ON IF YOU WOULD LIKE VISITS FROM OUR KIDS. There needs to be an adult with each group of kids.

YEARLY ADULT HALLOWEEN PARTY

Saturday, October 27th, @ 6pm

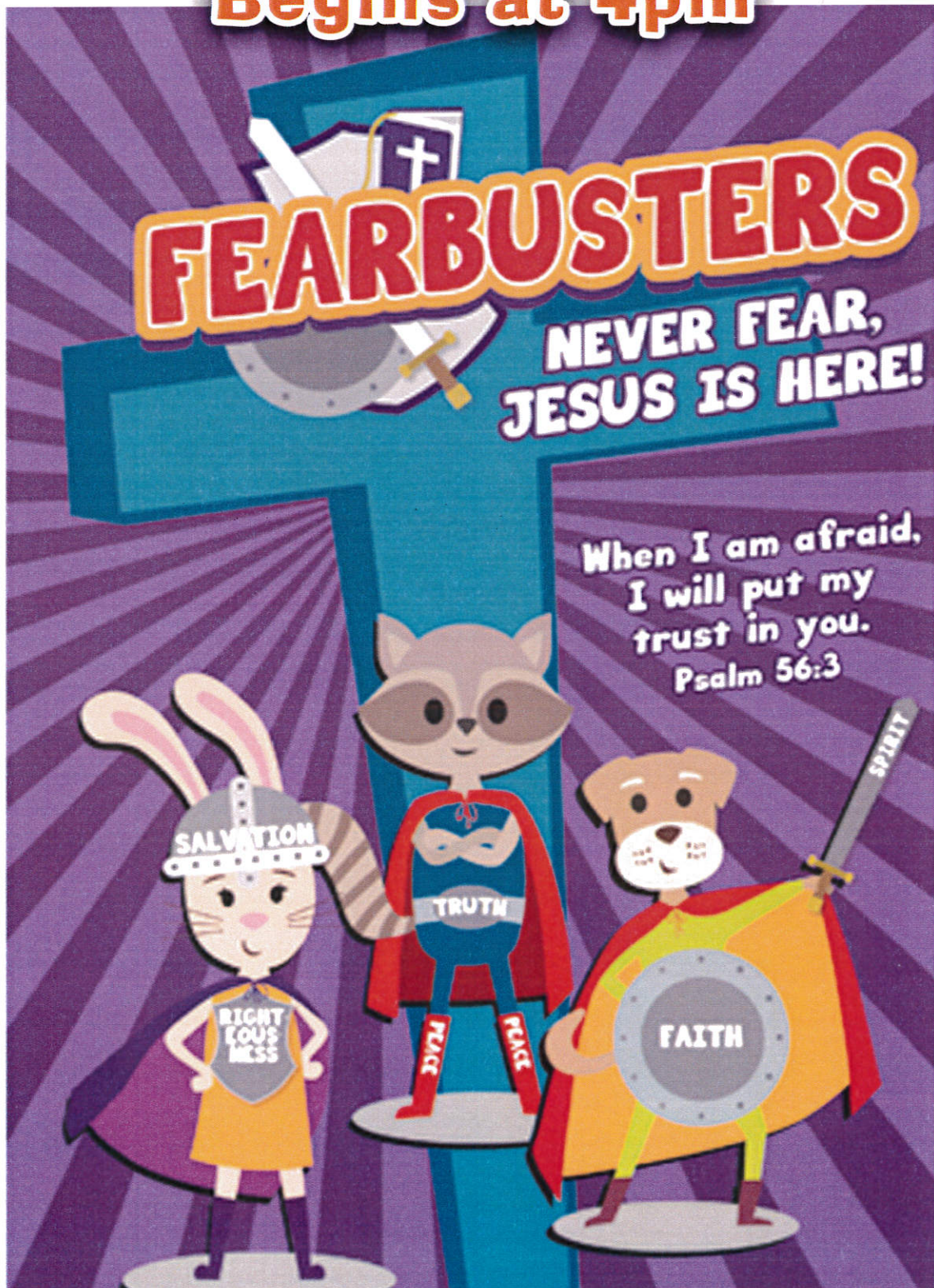
***Bring a dish to share*
&**

BYOB

R.S.V.P to the office or online



**JOIN US ON WEDNESDAY, OCTOBER 31ST,
FOR A NIGHT OF FUN ACTIVITIES, GAMES,
FACE PAINTING, CANDY AND SNACKS.
FOLLOWED BY TRICK OR TREATING AROUND
THE PARK. HOSTED BY TAMRA LEWIS**
Begins at 4pm



SUB-FLOOR & FLOORING EXPERTS!



Sub-Floor Repairs



Laminate Flooring

FREE
ESTIMATES

30
YRS
EXPERIENCE

STATE CERTIFIED
GENERAL CONTRACTOR
CGC# 004138

STATE LICENSED
MOBILE HOME INSTALLER
IH# 102549/1

LICENSED
INSURED
BONDED

FLORIDA
ANCHOR AND BARRIER
COMPANY



772.539.5154

800.681.3772

A Call for Help!!!



We are starting a call list for those who live alone, or have a family member who is alone & need more frequent checkup. The office will call or visit whenever you tell us to. Just contact the office with the information below or return this paper with the information filled in & we will add them our new call for help list.

Name: _____

Lot#: _____

Phone #: _____

Day(s) & Time to visit: _____

Day(s) & Time to Call: _____

Requested by: _____

This new method is intended to save a life here at Lakewood before it is too late. Unfortunately, we have had several resident pass that have not been found for several days later.

We thank you for your cooperation to help your neighbor, friend, family etc.

Office Number: (772) 567-4358





ATTENTION

- Please remember to turn in your return and departure forms so your mail can reach you properly.
- **DO NOT** park on the grass. Violation tickets are being issued. Cars and trucks will be towed away after the second violation.
- Please remember to be considerate to your neighbors and supervise your children when they are playing outside.
- Remember to have your car decal on your vehicle to avoid being towed away



Home Inspections

Please take a good look at and around your home. Inspection letters have been sent to many residents. Most do comply with what action is needed to maintain their home. Unfortunately, we also have some residents who choose not to comply with the rules and regulations when it comes to maintaining their home. Please be advised that we **ARE** taking a stronger stance on the inspections; from this point forward if you do not comply with the letter received or contact the office your file **WILL BE** sent to the attorney for eviction or foreclosure for non-compliance. If the home needs to be weeded or pressure washed and this is not completed then it will be done by the Association and the fees will be passed on to the resident. If the fees aren't paid, the amount will be sent to attorney for non-payment.

We all wish to live in a beautiful maintained Community that you can be proud to call home. The Board of Directors is also looking at eventually bringing new homes into the Community to try and fill the many vacant lots we have, but when houses are left a mess and not maintained; it makes that task much harder to achieve. People want to live in a Community where residents take pride in the way their home looks. The better your home looks the easier it is for our future residents to say "Yes! This is a beautiful Community I would love to live in". If Lakewood Village is able to bring in new homes and fill some of the vacant lots this will allow us to generate more income which in turn for the residents means you are less likely to be given a rent increase. Thank you for keeping Lakewood Village Beautiful!!



October 2018



SUNDAY

MONDAY



TUESDAY

WEDNESDAY

THURSDAY

FRIDAY

SATURDAY

	1	2 Coffee Hour @9am 	3	4	5	6 CLUBHOUSE RESERVED
7 Church in Clubhouse @ 1pm 	8	9 Coffee Hour @9am 	10	11	12	13 Texas Holdem poker @11am 
14 Church in Clubhouse @ 1pm 	15	16 Coffee Hour @9am 	17	18	19	20 CLUBHOUSE RESERVED
21 Church in Clubhouse @ 1pm 	22	23 Coffee Hour @9am 	24	25	26	27 Texas Holdem poker @11am  _Adult x-mas party @6pm
28 Church in Clubhouse @ 1pm 	29	30 Coffee Hour @9am 	31 Kids Party @4pm then trick or treat			