

MEADOWLAKE VILLAGE HOMEOWNERS ASSOC. NEWSLETTER

February 2024

BOARD OF DIRECTORS

President – Robert Wagon

Vice President–

Leslie McDonald

Treasurer – Yvette Bazan

Secretary – Brenda Marsh

Director – Debbie Murray

Meetings are held at 6 pm the 1st
Monday of every month at
7410 Breda Drive.

EMAIL SUBSCRIPTION

Visit our website
www.meadowlakevillagehoa.com and
click the subscribe button to sign up for
emails.

Emails are a great way to stay informed
on your homeowners' association's
announcements, news, important dates,
and more!

SECURITY

Our neighborhood is privately patrolled
by Enforce Security. Please be alert at all
times and report any suspicious activity.

Enforce Security
(346) 471-9851

CHANGES TO ASSESSMENTS, LATE FEES, COLLECTION FEES, AND DEED RESTRICTION FINAL NOTICE FEES

1. Each year, the Board of Directors meets to consider the financial health of your association. After much consideration, the board has made the difficult, yet necessary, decision to increase the annual dues by 5%. This will result in an increase of \$10.98 per billing.
2. Annual assessments are payable on a semi-annual basis with the due dates being April 1st and October 1st of each year. The amount due is deemed to be delinquent if not paid within thirty (30) days of the due date. Accordingly, if payment of an annual assessment is not received by the Association by March 31st or October 31st, as applicable, of the year in which the semi-annual payment of the assessment becomes due, a monthly late charge in the amount of \$25.00 shall be imposed upon the owner of the lot on which the annual assessment is due.
2. Interest shall accrue on delinquent annual and special assessments as provided in the Declaration. Late charges shall be in addition to, not in lieu of, interest.
3. If an assessment account becomes delinquent, necessitating additional invoices, notices or letters to the owner (beyond the standard invoices and notices sent to all owners), the Association will charge to the owner's assessment account the sum of \$10.00 for each additional invoice, notice or letter to defray the cost of the additional invoice, notice or letter (preparation, postage, copies, etc.). Provided that, any notice or letter that is sent to an owner by certified mail, return receipt requested, will result in a sum of \$25.00 being charged to the owner's account.
4. After an owner receives a deed restriction violation notice from the Association and the owner fails to correct the violation(s) or request a hearing in accordance the timetable set forth in the statute, the owner shall be responsible to pay to the Association the Board-approved charge for the notice plus all reasonable mailing costs including postage.

HEAVY TRASH DATES: APRIL 3RD, JULY 10TH, & OCTOBER 2ND

Hotchkiss will not pick-up scrap materials from construction, box springs, king size mattresses, construction debris, concrete, bricks, batteries, tires, fuels/oils, tree stumps, or limbs bigger than five (5) inches in diameter and longer than three (3) feet in length, automobile bodies or larger machine parts, hazardous waste, materials of an explosive nature and any other waste which Hotchkiss reasonably believes to be outside the scope of contract.

POOL TAGS

Pool tags will be automatically updated this year when your assessments are paid unless you are a renter. Renters must obtain new pool tags each year. Please attend one of the scheduled dates to obtain your pool tags. Please bring a current photo of each member of your household. These pictures will be kept. If you are a renter, you must bring a copy of your lease agreement or a current electric bill showing your name and property address. You must also provide your landlord's name and phone number. If you do not obtain your tags on one of the dates listed below, you will be charged an appointment fee of \$10.00 to obtain your tags.

Pool tags will be issued at 7410 Breda Drive on Saturday's April 6th – May 18th from 10 a.m. – 2 p.m. and Thursday, May 23rd from 1:30 p.m. – 3:30 p.m.

POOL SCHEDULE

HOURS: NOON - 8 P.M.

OPEN WEEKENDS ONLY: MAY 2024

REGULAR SEASON BEGINS: MAY 23, 2024 (Closed Mondays)

POOL PARTY RESIDENTS ONLY MAY 23RD 1:30-3:30 P.M.

REGULAR SEASON ENDS: TBD

OPEN WEEKENDS ONLY: SEPTEMBER 2024

HOLIDAYS OPEN: MEMORIAL DAY, INDEPENDENCE DAY, LABOR DAY (closed following Tuesday)

WE HOPE YOU HAVE AN ENJOYABLE POOL SEASON

Architectural Control Committee (ACC)

Thinking of making a change to the exterior of your home or lot? All improvements must be approved by the Architectural Control Committee (ACC) before they are done. Even existing paint colors need approval prior to painting. Visit our website for an ACC application and congratulations on your improvement!

GARAGE SALES

Garage sales are permitted the last weekend of each month. There are two community wide garage sales per year that are advertised by the Homeowners Association.
Saturday, April 27th
Saturday, September 28th