



FAWN LAKE NEWS AND VIEWS

February 2024

One of the many reasons to love living at Fawn Lake!



**Fawn Lake
Maintenance Commission**
471 SE Crescent Drive
Shelton, WA 98584
Office Phone: (360) 426-1657

NEW!
Member Hours
Mon, Wed and Fri 8am—1pm
Tue & Thu 1:00pm—5:00pm
(5-6pm by appointment only)

Member Services
FawnLakeOffice@gmail.com

Website
www.FawnLakeCommunity.com

Corporate Secretary
secretary@fawnlakecommunity.com

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DON'T BE THE LAST TO KNOW!

Sign up for E-Service
Get community notices & News and Views
by email! E-Service Agreement forms are
available in the Office or on the
FawnLakeCommunity.com website.

It's not Goodbye! It's Thank You!

The community had the opportunity to celebrate and thank Don Williams for his 16 years of service to the Fawn Lake Community in early January. Don officially retired as our Maintenance Lead at the end of 2023. Friends and residents gathered at Taylor Station to let Don know just how loved and appreciated he is here. We wish Don all the best as he explores even more freedom in his life! Don is pictured here with Jerry Dehnert and Don Hoge—both of whom have worked with Don providing maintenance to the community over the years.



Welcome to John Vinzant!

John has joined the Maintenance Staff and will be working with Jerry Dehnert, our Maintenance Lead. John recently moved in to the community with his wife, Diana, but has been a Fawn Lake fan since he was a young boy. John grew up in the Shelton area and would assist his dad with construction projects, including many here in the Fawn Lake community.

John brings skills and experience to the maintenance team that will help keep our common areas and buildings looking good and in good condition.



MESSAGES FROM OUR BOARD OF TRUSTEES

Steve Jacobson: Treasurer

- ◆ Now available to our members! We have set up an online payment option, either by credit card or by E-check. An E-Service notification was sent out to let the community know this is now available. Remember, you need to have signed the new email agreement on the Owner Information sheet that was sent in the annual assessment letter to receive your invoice electronically. If you didn't sign up, but would like to, please contact the office.

Steve Jacobson: Roads

- ◆ First committee meeting was held, and a couple of decisions made. First, the gate at the end of Foxglove has been opened for a 3-month trial after the Board approved the committee's recommendation. Emergency vehicles need another street to maneuver through, and this will make it easier for garbage trucks. We also talked about modifying the speed bump on the exit side of the front gate to make exiting easier.

Bill Knight: Water

- ◆ The AC pipe replacement at the dam and spillway was halted due to what was found in the initial excavation. The configuration and components of the valves and water lines were completely different than what is indicated in our maps. Our maps show a four-inch AC pipe that runs along the dam. What was found was a six-inch PVC pipe instead. Dan Lovell had to reconfigure the specifications and has met with the contractor that will continue the work at a minimal change in cost. The timing of the work will be dependent on the weather. In this situation, where we are not sure what we will find when excavating, there is a section that we do know is AC pipe. Our plan is to remove a small section of this pipe and have it analyzed to give us an idea of its condition throughout the community.

Steve Jacobson: Parks and Grounds

- ◆ The committee will be evaluating each of the parks to see what projects need to be addressed.

FLMC Employment Opportunity

We are hiring for the following part-time position:

Maintenance Assistant—Join our Maintenance team and assist with the upkeep of FLMC buildings and common areas. **\$16.25 per hour**. Complete job description is available in the office during Member Hours.

“Did You Know That....?”

We have had several complaints this past month of cars speeding throughout the community, near-miss incidents with pedestrians, running of stops signs, and cars being regularly parked on the roadsides blocking the view of the street for people trying to leave their driveways and creating difficulties for larger vehicles to maneuver around.

Chapter 14, Sections E and F of our bylaws speak to the safe and legal operation of motor vehicles within the community. “No motor vehicle shall be operated on the roads of FLMC by any person unless currently licensed to operate a motor vehicle on the highways of the State of Washington”

E1 states “All motor vehicles within the confines of FLMC Community or operated on the roads of FLMC Community, shall conform to Washington State laws regarding rules of the road, operation of a motor vehicle, licensing and including proof of insurance.”

Section F states “Motor vehicles, campers and all types of trailers shall not be parked upon the roadways or shoulder of the roadways at any time except in emergencies. Use of warning signals under emergency parking conditions is required. Shoulders shall be defined as the first 3 feet from the established roadway “fog line”.

FAWN LAKE GATE & COMMUNITY LIAISON

gate@fawnlakecommunity.com



DEPARTMENT FINANCE OVERVIEW FOR 2023

Gate & Community expense	\$9022.97
Gate generated income	\$6761.84
Reimbursement paid Jan 24'	\$1165.24
NET 2023 EXPENSE	\$1095.89
<u>Cost per member lot for 2023</u>	<u>\$2.23</u>

This paid for the following....

- New gate arm, backup gate arm, new flags, banners and signage
- Gate callbox service May 2022-Dec 2023
- Annual Maintenance and Gate Repairs
- 2 dusk-to-dawn security motion lights with HD day/night vision cameras.
- Netgear unlocked 2.5gbps HotSpot and cellular service.



FAWN LAKE MEMBER DIRECTORY

Stay connected with your neighbors by adding your name and email, phone or both to the 2024 Member Directory; scheduled to be distributed at our April general meeting. Participate by completing the survey included in your assessment bill or email gate@ with your interest before March 15th.

If you prefer to keep your email private, consider joining Neighborhood Watch.



Welcome to Fawn Lake Neighborhood Watch (FLNW).
This neighborhood is united against crime!

We would like you to join FLNW. It's as simple as 1. See something; say something, and 2. Share your email or text number with the FLNW Coordinator and receive NW updates when they happen.

Neighborhood Watch programs reduce crime and fear in the neighborhood. We want that for our neighborhood. *To be part of FLNW, it's simple; just follow these two steps:*

1. See something; say something. If you see something suspicious, just email the FLNW Coordinator at FawnLakeNW@gmail.com. Suspicious activity could include, car prowlers, solicitors, speeders or tailgaters, dangerous animals (bob cat, bear), evidence of a possible break-in, vandalism, etc.
2. Provide your email or text number so that you can be notified of alerts and NW information. A good neighborhood watch program decreases your chance of becoming a victim. Let's join together and make a difference in our neighborhood. We are Fawn Lake Proud!

JOIN THE COMMUNITY RESPONSE COMMITTEE!

What areas of Fawn Lake interest you the most? What areas cause frustration? You can be a part of the maintenance, solutions and decisions by joining a committee.

Join the Community Response Committee by emailing gate@fawnlakecommunity.com This committee helps with gate and security issues, the Fawn Lake Facebook page, Fawn Lake Neighborhood Watch and Member Directory, and various community-wide issues. Email your interest, availability, phone and address to gate@ today!



gate@fawnlakecommunity.com

A LOOK AHEAD

Monday, February 19th: Monthly Board Meeting, 7PM, Bryant Hall

Ladies Crafting Group: Every Tuesday 10am to Noon. Meet in Bryant Hall. Are you new to the community or just looking to meet some new people? Tuesdays are the best time to meet this group of crafty LADIES!!!! Come on in, relax, and have some fun while you share your talent and interests.

Happy Birthday to all Fawn Lake Residents with February Birthdays!!!

Eyeglass Donation Box is Back!

The Lion's Club has brought another used eyeglass donation box to Fawn Lake. Drop off your old prescription and/or reading glasses to the office during Member Hours.

Show your love—
Help others to see a brighter future!



Assistance Programs

We all need a hand sometimes. We're here to help.

If you or someone you know could use energy assistance, PUD 3 has programs for customers who are having difficulties paying their bill or need to adjust their energy use to keep their bills in control. Click on the link below for more information

<https://www.pud3.org/service/billing-options/assistance-programs>

Low-Income Incentives

Take advantage of exclusive benefits and savings with our low-income incentives.

PUD 3 offers billing credits for ENERGYSTAR® - certified electric clothes washers and dryers for existing residences. Additionally, homes that meet PUD 3's low-income qualifications are eligible for Tier 3 and Tier 4 heat pump water heaters, as well as ductless heat pumps.

<https://www.pud3.org/service/conservation-incentives/low-income-incentives>

Customers who qualify for the [PUD 3 Low-Income Energy Assistance Grant](#) are also able to participate in our low-income energy efficiency programs:

FAWN LAKE ACTIVITY GROUP

The FLAG group met recently and have identified the following events for the Fawn Lake Community in 2024. More details will be communicated as we get nearer to these events.

Fish On! - Last Weekend in April

Garage Sale/Craft Fair—June

4th of July Celebration

Halloween Mash Up!

Veteran's Tribute

Christmas Craftsmen's Fair

Christmas Cheer

There are other activities and events that FLAG is still considering. We will announce those once we make a determination. Have an idea for a great community-wide, family-friendly event?

The donated power scooter was sold. We are looking for ideas on how we can best enhance the community with the money received. Something solid and long-term

We appreciate your ideas! Drop a note by the office with your idea, your name and contact information to be forwarded to FLAG for consideration. Thank you!



Just a few more reasons to love living at Fawn Lake!

Thanks to Susy & Terry Pratt for sharing all of the great photos in this edition!

Keep those cans coming! The proceeds from recycling is donated to FLAG to help fund our community events. There are large recycle bins placed on the back side of Well House #3 near the Office for all community members to place their clean cans in. Please remember:

- ◆ Only aluminum beverage cans—no tin cans, plastics, garbage, etc.
- ◆ Only CLEAN cans—please insure cans are rinsed before placing in container. This keeps bacteria, odors and bees at bay and makes it much nicer for our volunteers to deal with the cans. THANK YOU!

Bryant Naccarato
 Operations Manager
 Cell: (360) 522-1563
 Office: (253) 267-1093
 bryant.naccarato@1800gotjunk.com
 1800gotjunk.com



NOW IN OLYMPIA!

Getting rid of your junk is easy:

- 1 Start by setting up a no-obligation on-site appointment.
- 2 Choose a 2-hour arrival window and we'll call you when we're on the way.
- 3 Sit back and relax while we remove your junk for donation, recycling or disposal.



1-800-468-5865 | 1800gotjunk.com

1-800-GOT-JUNK?
 THE WORLD'S LARGEST JUNK REMOVAL SERVICE

A SPECIAL OFFER TO RESIDENTS OF FAWN LAKE

Now through February 2024, Fawn Lake residents can receive 10% off of a removal. Just mention "GotJunk OlyBrem" and let them know you live at Fawn Lake when you book at 1-800-GOT JUNK.

Fawn Lake Resident Ads

Looking for Pontoon Boat

If you have or know of anyone that has a 15-16 foot pontoon boat for sale that is in good to very good condition, please let us know. You can call or text us at 360-229-3535 or email us at terryansusy@comcast.net. We are very interested in purchasing one. Thanks in advance.

CUSTOM FORGED KNIVES AND KNIFE SHARPENING

MICHAEL SALVETTI,
 Fawn Lake Resident

360-358-8780

msalvetti@msn.com

Wanted Dead or Alive:

Cowboy Boots

Any Size, Any Condition.

Give them a new future as a knife sheath!



SHELTON
 FIRST BAPTIST
CHURCH

428 W. Cota St.
 Shelton WA 98584
(360) 426-8461
 fbc@sheltonfbc.org

sheltonfbc.org

Sunday Services 9:00 + 10:30 am.

Latino Service 5 pm.

Leading people into a growing relationship with Jesus.

EXCLUSIVE OPPORTUNITY:

HVAC Rebates for Low-Income Households from Mason PUD3

We are excited to share an exclusive opportunity that could significantly reduce your energy bills and increase comfort in your home.

We've partnered with Mason PUD3 to offer special HVAC rebates for low-income households. This program aims to provide financial relief while promoting energy efficiency.

Ductless Mini-Split System Rebate up to \$6,000.00.

Ducted Air Source Heat Pump System up to \$9,000.

This is a limited time offer, so we encourage you to take advantage of it as soon as possible. Together, we can make a positive impact on your household's budget and the environment.

To learn more and start the application process, please visit www.bradleyaircompany.com or call 360-426-1284. Our team is here to assist you every step of the way.

Thank you for considering this opportunity. We look forward to helping you achieve greater comfort and savings in your home.

Warm regards,

Brad McCutcheon

360.426.1284



Here's what you need to know:

What's Covered: The rebate program includes a range of Ductless and Ducted Heating, Ventilation, and Air Conditioning (HVAC) systems, ensuring you have options that suit your needs.

Eligibility Criteria: To qualify, you must meet specific income criteria. Don't worry; our aim is to make this opportunity accessible to those who need it most. Call to see if you are eligible.

How to Apply: The application process is simple and straightforward. We've streamlined it to ensure you can take advantage of this opportunity without any hassle. Simply reach out to the PUD by calling 360-426-0777.

Potential Savings: By upgrading your HVAC system through this program, you can look forward to substantial energy savings and a more comfortable living environment.



Fawn Lake Board of Trustees



BILL KNIGHT: WATER SYSTEMS

water@fawnlakecommunity.com

HEATHER TREMBLAY: COMMUNITY LIAISON & ENTRY GATE

gate@fawnlakecommunity.com

JESSICA PENSE: NOMINATIONS & ELECTIONS

elections@fawnlakecommunity.com

MAT MATINCHECK: LAKE & DAM

lake.dam@fawnlakecommunity.com

MIKE RICCHIO: TRUSTEE AT LARGE

trusteeatlarge@fawnlakecommunity.com

CURT PENSE: SEPTIC SYSTEMS

septic@fawnlakecommunity.com

DEBRA DEIR: OFFICE OPERATIONS

officetrustee@fawnlakecommunity.com

OPEN: BUILDINGS & BUILDING PERMITS

OPEN: BYLAWS INFRACTIONS & COMPLIANCE

OPEN: PARKS, GROUNDS & ROADS

OFFICERS

(elected/appointed in November of each year for one year terms)

**2024 Corporate Secretary & Treasurer appointed by the seated Board 12/2023,
in lieu of no President to appoint these two Officers.

MARNI BENEFIELD BROWN: CORPORATE SECRETARY**

secretary@fawnlakecommunity.com

STEVE JACOBSON: TREASURER**

treasurer@fawnlakecommunity.com

OPEN: PRESIDENT

OPEN: VICE PRESIDENT

Communicate with the Board

If you have a question, comment, compliment or a complaint you would like to voice directly to one of the Trustees or Officers, email the board member at the address listed under their name and title above. The Board cannot address your concerns if we don't know what they are. *We want to hear from you!*

To address the Board of Trustees in person, you can submit a request to speak at a monthly Board meeting. Be sure to include the topic you'd like to discuss or the question you want to ask the Board. Submit your request to the office, during member service hours, **at least two weeks before the meeting date**, as stipulated in our bylaws.