

*A complete listing of the Governing Documents and Rules and Regulations for Lafayette Place can be found at our website, [www.lafayetteplace.net](http://www.lafayetteplace.net).*

## **LITERATURE LEFT AT FRONT DOORS**

A couple of weeks ago, we received numerous phone calls, texts, and emails from residents complaining that a neighbor had placed political materials on the doorknobs of most of the front doors within the complex and asking what action the Association would take to prevent this from happening.

Per our Rules and Regulations, Section D, each resident is entitled to the "Peaceful Enjoyment of the Premises" which prohibits activity which "might reasonably be considered annoying to neighbors of reasonable sensibilities". Clearly, based on the complaints received, hanging something from a resident's front doorknob without permission is annoying to many. Others have correctly pointed out that, for those units that are not occupied on a permanent basis, leaving items at the doors which may remain there for weeks is not only unattractive, but could pose a security risk by indicating no one is at home.

As you all may know, Lafayette Place does not permit soliciting. This rule was primarily intended to prevent outsiders from coming onto the property to sell anything, distribute flyers, business cards and the like. In this case, the act of placing political flyers at each door was carried out by a resident.

Please understand that neither the Board of Directors nor Management issued authorization for anyone to enter each foyer to place literature on the front doorknobs.

We encourage everyone to respect each other's property and abstain from invading the privacy of each neighbor's home.

## **UPDATE ON FRONT GATE CONTROLLER**

Just as an update, the gate controller box which was damaged by an Amazon driver earlier this month, when they decided to enter through the main exit gate, has been replaced at a cost of just under \$6,000.

A police report was done immediately, and a claim filed with Amazon. We received confirmation today that the claim was accepted and will be paid in full and a check for the entire amount will be mailed to us in the next few days.

When placing any order for delivery, or when visitors or contractors are expected, please give them specific instructions on the proper way to enter the property, which is for them to call you upon arrival at the gate, and you can open with the Nimbio app.

## **MAY 2023 HOA DUES AND ELECTRICITY CHARGES**

The monthly assessments for May 2023 and the electricity charges for March 2023 will be posted to each unit's account by this evening. A reminder that both the assessments and the electricity charge should be paid in full by the 10<sup>th</sup> of each month to avoid a late fee.

As a matter of information, according to the Lafayette Place Governing Documents, any payments made on past due accounts will be applied **first** to late fees and then to other pending amounts due.

If you have any questions, please contact the office.

Thank you.

Linda Adams

Community Manager

Lafayette Place Homeowners Association