

THE ESTATES OF SILVERLAKE

HOA BOARD UPDATES

Meeting held: July 13, 2016, 7:00pm

SECURITY

The number one priority of the Board is resident safety. As of 7/5/16 K-9 Security has been closing the Guard Gate one half hour early, at 10:30pm, to patrol the neighborhood and check for any open garage doors or suspicious activity. Please leave your front lights on overnight and install motion sensor lights on the sides and backs of your homes. **We can all help to brighten the neighborhood and make it less susceptible to crime.** The Board will be checking with FPL regarding the wattage and scope of the current street lights.

Eight new security cameras will be installed around the Clubhouse and Guardhouse the week of 7/18/16. These cameras will have a direct link to the Guardhouse so our security team can monitor the area for our safety. The current night vision security camera will also be adjusted to guarantee clear visuals of all visitor cars entering the community.

VIOLATIONS

The Board approved a new HOA Violation Policy. Residents will continue to be given a 30 day grace period after each written violation to complete requested work. However, after 30 days residents will now incur a \$50 fine per week until the violation is corrected and vehicle bar codes will be shut off after the 30 day mark. The Violation Committee is understanding and is willing to work with residents on this timeline if there are extenuating circumstances. Please contact Michelle, Apogee Administrator, if you receive a violation and have any questions or concerns.



CLUBHOUSE/POOL

Coastal Painting completed painting the Clubhouse and it looks great! New lights were also installed around the Clubhouse and pool area.

Sadly our ping pong table did not survive the Florida humidity. We plan to discuss adding a budget line for a new table in 2017, along with other recreational amenities, at our October budget meeting. Unfortunately, at this time our budget does not allow for additional facilities.

COMMUNITY

The Congress Wall has been completed. Areas that needed to be fixed were repaired and the paint color chosen matches our Guardhouse and Clubhouse.

Thank you for completing your Resident Information Sheets. To date we have almost all residents' sheets. As a reminder your vehicle barcode will be disabled until your completed sheet is submitted.



CHANGES TO THE BOARD

Peter Whitaker stepped down as the Chair of A&M and Mr. Bob Berritto is the Chair as of the date of this newsletter. Mr. Whitaker is now in charge of the Lake.

OUR NEXT BOARD MEETING WILL BE HELD **WEDNESDAY, SEPTEMBER 21 AT 7PM** IN THE CLUBHOUSE. ALL RESIDENTS ARE ENCOURAGED TO ATTEND. WE WELCOME YOUR IDEAS, WANT TO HEAR ANY CONCERNS YOU MAY HAVE, AND ARE INTERESTED IN STRENGTHENING OUR COMMUNITY BONDS.

COMMUNITY NEWS

HOMES FOR SALE

2710 Drive: 3bdrm/3bath
2313 Drive: Foreclosure

WHITE FLY

Whitefly are small bugs that feed on the underside of plants. They severely damage these plants and can “jump” from yard to yard. Please treat your property. Help keep our neighborhood looking green!



WI-FI

Wi-Fi is now available in the Clubhouse and pool area. All residents will be receiving a letter with more information, including the password*. We encourage all residents to utilize our amenities and get out and meet your neighbors! Remember the Clubhouse is always available to residents for use (when not being used for a private party). Speak with the guard to obtain the key. *Please note: Residents with past due HOA fees or violations past 30 days will be unable to receive the password until the issues are rectified.

HOA PAYMENTS

Quarterly HOA payments can now be paid using a debit or credit card. Go to www.paylease.com and click “Sign Up” on the top right to create an account. There is a 3-4% transaction fee depending on the type of card you are using. A detailed information sheet is available at the Guardhouse.

NEW RESIDENTS

We would like to welcome all new residents to the neighborhood.

IN MEMORIAM

We are sad to report the passing of one of our longtime vendors and a great man, Mr. Joe Pellegrino, who died on June 29th. Mr. Pellegrino did all the power washing of our common grounds and helped many residents. He will be missed.

ADDITIONAL INFORMATION

APOGEE UPDATE

Please welcome Michelle Castellanos, LCAM, to the Apogee team. Michelle will serve as our onsite Apogee Administrator. Her onsite office hours are Monday-Thursday, 10am-3pm. She can be reached at **561-278-2171 extension 304** or mcastellanos@danonmanagement.com.

THANK YOU

Thank you to the Board and the members of each Committee for your hard work and dedication to our community. If you would like to volunteer for one of our many committees please complete the volunteer information sheet on our website. We are ALWAYS looking for residents to help.



BOARD MEMBERS 2016-2017

Donna Bauer, President
Bob Berritto, Vice President
John Long, Treasurer
Jerry Olejnik, Secretary
Mike Bacarella, Director

Jack Donahue, Director
Leslie Lafayette, Director
Dave Mcilvain, Director
Peter Whitaker, Director

We are currently in the process of improving and updating our community website.

Please watch for changes!

www.theestatesofsilverlake.com