

LAKE PARK VILLAGE VOICE



President's Message

We live in a unique community here in Lake Park Village; being a gated community, surrounded by water, in the middle of a golf course. Most people living here are unaware of our neighborhood's history. Once a farmland, owned by the Dobson family, the land was sold in 1970 to create the community of Dobson Ranch, one of the nation's first HOAs, of which we are a part. Construction of Lake Park Village began in 1974. An aerial photo of this early construction hangs in our clubhouse. Several bankruptcies and contractor changes caused numerous delays, with the final phase completed in 1985. This makes our community and our infrastructure nearly 50 years old.

Over the years our various boards of directors have worked to maintain and upgrade our grounds, and to project budgets that fulfill those needs. On October 27, our current board met to construct and approve a budget for 2021. It was decided that, to make ends meet, it would be necessary to increase the monthly assessment by 3.8% to \$350. This was a tough decision for the board to make, but as costs go up and as our infrastructure ages, it was deemed necessary in order to keep our community one we can be proud of.

On another note, we'd like to thank those of you who used the pool over the long, hot summer for complying with the COVID protocol. We were all glad to see the pool area reopened, albeit with some restrictions. Hopefully soon, we'll be able to return the pool furniture without the concern for constant sanitizing.

Since this is the last newsletter before the holidays, we wish everyone a very safe and merry Christmas, and hope that 2021 is better than 2020.

Don Kozak

Light the Nights

The 2020 holiday season is quickly approaching, and proves to be one like none other. As in previous years, we are encouraging residents to spread holiday cheer by decorating the exterior of their homes with lights, garland, etc.



As the CDC is advising against group gatherings this year, such as holiday parties, we won't be hosting a community "walkabout" like last year. However, as we did last year, all households that participate in decorating will be entered into a drawing to win one of four \$25 gift cards.

There's arguably nothing more magical than twinkling lights reflecting off water. Since all of our homes back up to a body of water, might we suggest you "light up" the backs of your homes, as well as the fronts. Your holiday decorating may well provide some extra holiday cheer to neighbors who won't be able to be with their families this year, due to the virus.



Homeowner Approval of Rules and Regulations

As you are probably aware, an effort to amend the Lake Park Village rules and regulations is currently underway. Voting materials were sent via direct mail to all homeowners several weeks ago, but unfortunately only about 15% of homeowners responded to the original mailing. A subsequent email blast with a link to voting instructions on the LPV website has yielded a handful of additional votes, but we're still only about halfway there.

If you haven't already voted, please visit the Lake Park Village website at: <http://www.lakeparkvillageaz.com> for more information, including the proposed changes and instructions on how to place your vote. Voting is quick and easy, and by doing so online, it will save the expense of another mailing.

All homeowners are eligible to vote. Please feel free to contact the Association's community manager, Bryan Palmaioli, at bryan.palmaioli@tcpm.net with any questions.

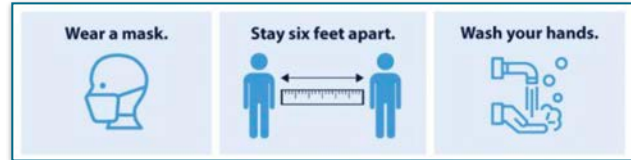
Beware of Bees!



So far this year LPV spent \$10,797 on extermination, with the majority of that figure representing the costs of removal and repairs related to bee infestations. That's money that could be better spent on a variety of property improvements for all our residents to enjoy.

Bees can cause far more damage than a sting. They can often find their way inside the walls of buildings and build a hive, or worse yet a honeycomb. The mere weight of a large bee colony can cause structural damage, and as hives expand, pressure can cause honey, melting wax and waste products to push through walls, leaving damaging stains on painted surfaces. Beehives give off a strong odor

Protect yourself from COVID 19



Help Keep Lake Park Village Clean

While our landscaping team is tasked with collecting random pieces of trash they find on our property, they're only here one day a week – the rest of the time, it's up to all of us.

The number one thing we can do to keep our neighborhood clean is to set a litter-free example for others. Pick up after your pet, don't flick cigarette butts onto the ground, and if you see litter lying around, pick it up and throw it away (*while using common sense precautions to protect yourself from COVID and other germs*).



that can attract other pests like rodents and insects as well.

Please notify the property manager if you observe a regular presence of bees in a particular location. The earlier they are caught, the less costly it is for removal and repair.





Mesa Resumes its Recycling Program

As you may recall, the City of Mesa suspended their recycling program back in April, in part, due to financial concerns related to the COVID-19 pandemic. Although collection continued each Wednesday, items placed in the blue bins weren't being recycled, and were instead going directly to the landfill.

Beginning October 26, Mesa has resumed its recycling program on a *limited* basis. The single vendor that the city contracts with accepts *only a designated amount* of materials collected from the blue bins. When the maximum amount is reached, the remainder will go to the landfill. The city says they are exploring better options; however, it may be at least summer of 2021 before one is in place. Until then, you can help by doing the following:

Only put approved items in the blue bins! Placing unaccepted or dirty items in the blue bins, not only reduces the marketability of materials; it can result in entire truckloads of perfectly good, recyclable materials having to be discarded, rather than recycled.

Currently, the only accepted items are:

- Beverage bottles, jugs and cans
- Metal food cans
- *Corrugated* cardboard
- Certain paper products, including mail, office paper (no shredded documents), magazines and newspaper

The following items are ***NOT*** accepted, and should not be placed in blue recycling bins:

- Laundry bottles, dish washing liquid bottles, shampoo bottles, mouthwash bottles, etc.
- Glass food jars
- Cereal boxes, frozen food packaging, tissue boxes, cracker boxes, detergent boxes, soda case, boxes, and other paperboard items
- Milk and juice paper cartons
- Plastic food jars & food bottles (i.e., peanut butter, ketchup, etc.)
- Plastic clamshell containers (berries, takeout, etc.)
- Yogurt containers & margarine tubs
- Plastic and paper cups
- Paper bags, aluminum pie plates and aluminum foil

Remember, anything included on the “unaccepted” list should *only* be placed in the black bins. Anything from the “accepted” list should be clean and dry if it is to be placed in the blue bins. If you're unsure as to whether something should go into the blue bin, keep in mind the following rule of thumb: ***When in doubt, keep it out!*** Better to send something to the landfill, than to contaminate an entire recycling stream.

Another way you can help is by remembering the 4 Rs: **Rethink** your consumption habits to minimize waste. Look for ways to **reuse** items whenever possible. **Reduce** consumption to reduce waste. Purchase only items that can be **recycled**. For example, instead of bringing home a case of individual water bottles every week, consider purchasing a water filtration system for your home (or even just a Brita water pitcher) and reusable water bottles.

Lastly, don't forget that Tempe operates a far more comprehensive recycling program than Mesa, with public drop-off locations at:

- Tempe Pyle Center/Library (southwest corner of Rural & Southern)
- Kiwanis Park Recreation Center (S. All-America Way, between Guadalupe & Baseline)

Take a Look, Read a Book!

Five years ago, a group of LPV homeowners and residents collaborated to establish a lending library, that we know as our *Little Free Library*. These residents donated their time, materials and building skills to create the the free book exchange, which is located on the west exterior wall of the clubhouse, within the pool area.

LPV's Little Free Library is filled with books of all types, including fiction, non-fiction, adult and juvenile reads. The books are free for the taking; however, in order to maintain an ample selection of materials, when you are finished with a book, upon returning it, please consider adding an additional book you think your neighbors might enjoy.



Lake Park Village Board of Directors
board@LakeParkVillageAZ.com

President	Don Kozak
Vice President	Heather Cunningham
Treasurer	John Dobel
Secretary	Karen Dobel
Members at Large	Alexis Cabrera Jon Hasselman

Next Board Meetings
 Tuesday, December 1 at 4:30 p.m.
 Tuesday, January 5 at 4:30 p.m.

Water, water everywhere?

Since the cost of water is included in our monthly assessments, most residents are unaware of how much they actually use. Unfortunately, indoor water usage in our community has risen substantially over the past few months. Remember, since we live in the desert, water is a precious commodity. Please make an effort to conserve water whenever possible.

Four Tips to Help Conserve Water Indoors

- Turn off faucet while brushing teeth.
- Take shorter showers.
- Fix leaks in faucets, showerheads and toilets.
- Only wash full loads.

A Message from the Property Manager



Going Green

Lake Park Village is an iMail participant. Through the iMail program, certain correspondence such as general mailings, letters, notices and statements can be sent to you electronically, rather than through the U.S. Postal Service. If you are not currently signed up, or if you've changed your email address since signing up, and would like to receive communication via email, please follow the steps below.

To opt in to the iMail Program, please send us an email at: optin@tcpm.net
 In your email, be sure to specify *Lake Park Village* and include your name and unit/lot number.

Tri-City Property Management
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