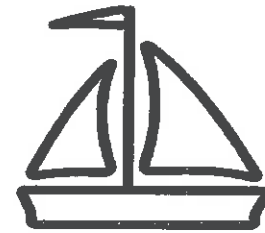


# LAKE SHORE RESORT POA NEWSLETTER

## 1st Quarter 2016



### **Special Points of Interest:**

**All Board meetings are held the 2nd Saturday of every month. Meetings begin at 10am and you are encouraged to attend.**

**See you there!!!.**

**We are continuing to move into the electronic age by using email addresses to send out notices and newsletters. Please provide us with your email address.**

**Remember that only members in good standing with Lake Shore may use the shelter house and pool.**

**Ice costs have gone up. Ice is sold near the office and costs \$2.50 per bag. All board members can sell you ice.**

## **President's Message**

Another season is upon us and we are looking forward to a great year in 2016.

A couple of updates for all owners:

First, we are continuing to focus on all owners to meet their financial obligations. As you know, Lake Shore was formed as a cooperative where all owners share the cost and operating expenses. Liens were filed in the fall of 2015 on all property owners that had delinquent dues prior to January of 2015. This January liens were filed on those that owed dues for 2015. So owners can expect that each January any previous years delinquencies will be met with a filing of a lien against that owner. Of course, many owners have cooperated over the previous year and have resolved these matters.

Second, appearance of properties is of great importance to Lake Shores' success. Make sure that you are keeping your property in good shape by removing trash, mowing and removing all abandoned vehicles. A big focus will be made on abandoned vehicles in Lake Shore, these abandoned vehicles are not allowed and bring down property values.

Third, we will continue to make needed improvements as we are able. The recently paved road in front of the clubhouse has made a huge improvement and has cut down on dust.

**BE SAFE and COURTEOUS and HAVE A GREAT YEAR!**

**Cindy Hogwood, President**

## **Spring Owner's Meeting**

**When:** Saturday, May 28, 2016

**Where:** Lake Shore Resort  
Shelter House

**Time:** 10:00am

**Purpose:** Update the Owners on matters related to the operation of the Park and provide an opportunity for input and feedback.

**PUT IT ON YOUR CALENDER**

2016

**Membership Dues are due April 1st after that 7% is added, after 180 days over due a \$10 monthly collection fees will be added to your balance.**



## 2015 ending Finance Report \$\$\$

At the end of 2015 Lake Shore's Balance Sheet is as follows:

Current ( Cash ) Assets: **\$ 91,836.54**

Other Assets (Land and Machinery) : **\$ 101,202.02**

Total Assets: **\$ 193,038.56**

Total Outstanding Monies Owed : **\$ 37,550.00**

The amount of uncollected dues in 2015: **\$ 13,300.00**

The amount of uncollected dues in 2014 and prior: **\$ 18,500.00**

Outstanding Pool Assessment: **\$ 2,550.00** / Mowing dues: **\$ 3,200.00**

## Environmental Report

All owners are strongly encouraged to dispose of gray and black water consistent with state and local codes.

Several owners have expressed their disappointment in the condition of some of the trailers, sheds and other structures at Lake Shore. As trailers age and are left vacant, they become an eyesore and detract from our park. Each owner is responsible to maintain their property free of debris, dilapidated structures and other unsightly conditions. Slum conditions only serve to make Lake Shore undesirable, drive property values down and frustrate property owners. It is the policy of Lake Shore to pursue owners who fail to understand this issue and help them correct the condition of their property. The Board of Directors will send a warning letter to an owner giving them time to correct the situation, if the owner fails to do so, a \$100.00 monthly fine will be levied on the property until the condition is corrected. Property owners can request a meeting with the board to discuss any issue.

It is simply not fair to neighbors and fellow property owners if some owners maintain slum like properties. We strongly encourage all property owners to be good neighbors and keep their property in respectable condition.

Remember to contact the office to obtain the necessary paperwork if you are planning on building, moving, added drainage etc. on your property. Building permits and board approval are required. You must display building permit and LSR Board permit during construction of your proposed project.

The dumpsters at the front of Lake Shore Resort are for property owners only. The amount of large items that cannot be taken by the trash company has increased. Cameras will be placed at the dumpsters in the near future. The board also will be assessing fines of \$100.00 to those that continue to dump illegally. All trash must be in placed into trash bags. If you can cut it up and get it into a trash bags then it may be thrown into the dumpsters. NO TIRES, APLLICANCES, COUCHES etc. For larger items you must take those to the Franklin County Transfer Station which is open Mon thru Sat , 8:30am-3:00pm, 765-647-6710 .

## Calendar of Events April—July

**April 2, 2016**—Park Opens for Season, Bath House opens 7am

**April 15-17**—*"April Showers brings May Flowers"*

Friday- Card Tournament 7pm-12

Saturday- Kids Craft , 1pm-2pm, Come Decorate a flower pot for your campsite

Saturday Night -Movie night 8:30pm

**May 27 - Memorial Day Week-End** *"Red, White Blue and all the Glory"*

Friday– BINGO 7pm-12

Saturday—Pool Opens, Community Rummage Sale, Corn Hole Tournament

Sunday– Golf Cart Decorating and Parade 1st, 2nd and 3rd place prizes.

**June 10-12**—*Christmas in June*

Friday- BINGO 7pm-12

Saturday-Surprise Visit from Santa Hawaiian Style

*Kids Crafts, Make your own Christmas in June ornament*

*Games , 1pm-2pm, snowman toss, Christmas Scavenger Hunt*



**July 1-4 Fourth Of July**, *Lighten the sky up with red, white and Blue*

Golf Cart Parade, Band, fireworks

We are asking for volunteers for the entertainment committee. If you are a planner and enjoy putting together fun activities please come and join us. Contact Mike Higgins, Entertainment Board Member.



## Project Update

Work was almost completed on the bathhouse last winter including a new roof on the bathhouse. A few small projects in the bathhouse still remain to be completed this year.

A new roof was installed on the bath house and repairs to the pool were also completed.

The paving from the shelter house to Canary has been completed. Small speed bumps were installed in an effort to slow traffic in that area. And to reduce the dust.

In an effort to stop ground water from entering the dump station some excavating was completed in the fall of 2015. Remember no washing of vehicles etc. at the dump station.

Monies from fundraising helped to purchased and install much needed playground equipment near the shelter house.

Our information center needs to be updated and maintained and we are in need of volunteers. If you are interested in helping with this, please contact the office at 765-647-6887 or talk to a board member.



## Membership

If you are a new owner, please stop by the office to introduce yourself and pick up a new owners packet, which contains important information. We hope to have a board member come visit and introduce themselves. Welcome to Lake Shore Resort!

Remember owners that if you move, get a new phone number etc. or sell your property in Lake Shore, you need to let the office know as soon as possible. We need to be able to contact you in case of an emergency.

### NEW OWNERS

The only section that you may maintain a primary residence in Lake Shore Resort subdivision is in section 2 which is zone for residential. No future mobile homes will be allowed in Lake Shore.

Any structures and construction must be approved by the environmental committee.

Just a reminder that quiet hours are as follows: Sunday thru Thursday 11pm –7am,

Friday and Saturday and Holidays 12 midnight –7am



**SPEED  
LIMIT  
FOR ALL  
VEHICLES  
Is 15MPH**

## **Security**

We continue to place safety as our number one priority at Lakeshore Resort. As we approach another season we want to remind all owners to inform their guests of the park rules and restrictions and remember that ***you are at all times responsible for your guests***

Golf carts and UTV drivers must be at least 14 years of age unless accompanied by an adult.

All vehicles must abide by the 15 mph speed limit through out Lake Shore Resort.

Absolutely NO ATV's !!! No go carts !!!

Scooters and motorcycles Must have a License Plate.

Firearms are NOT allowed to be discharged anywhere in Lake Shore Resort.

Fireworks are NOT allowed to be discharged anywhere in Lake Shore except in the field next to the shelter house. Fireworks are limited as follows: between the hours of 5PM-11PM on June 29, 30 and July 1,2,3,4,5,6,7,8 and 9. On July 4th the hours are extended from 10AM-12Midnight. No exceptions.

Every property owners has been issued gate cards plus additional cards can be purchased for \$25.00. Security is NOT to be used to gain access to Lake Shore unless it is an emergency.

**New for 2016 !**

**New Household Pet Rule 19.0!**

**Read it! Understand it! It is a must!**

## Office Hours and Pool Hours

### WINTER OFFICE HOURS

Monday and Wednesday 9AM-12PM

2nd and 4th Saturday of every month 9AM-12PM

### Season Office Hours Starting April 2, 2016

MONDAY: 9AM—2PM

WEDNESDAY: 9AM—2PM

FRIDAY: 9AM—2PM

SATURDAY: 9AM—3PM

### **Pool Opens Memorial Weekend**

#### POOL HOURS

MONDAY—1PM-6PM

TUESDAY—CLOSED

WEDNESDAY-1PM-6PM

THURSDAY-1PM-6PM

FRIDAY-1PM-6PM

SATURDAY: 12PM—7PM

SUNDAY: 12PM—5PM

This season we will be issuing pool bands to each owner in good standing. You may get the bands from the office after 15 May 2016. Each owner will received 4 bands at no cost. If additional bands are needed they can be purchased in the office for \$1

Everyone will need a wrist band in order to use the pool facilities.

## **BOARD OF DIRECTORS**

*Cindy Hogwood, President*

*Rick Scott, Vice-President*

*Debbie Grubb, Treasurer*

*Annette Schobert, Secretary*

*Luke Clark, Security*

*Sharyn Farley, Pool*

*Chris Vierling, Environmental*

*Bobbie Roberts, Membership*

*Mike Higgins, Entertainment*

If you are interested in helping in any of these areas, please contact the respective board member

### **STAFF**

*Debi Reed, Rodney Reid, Butch White,  
and Holly Maxie*



**Lake Shore Resort POA, Inc.**

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**Brookville, IN 47012**

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**Fax: 765-747-6887**

**Security: 765-580-1056**