


# CAMBRIDGE LAKES COMMUNITY HOA

## Homeowners Association Information Meeting






Tuesday, November 15, 2011  
Total residents in attendance = 3

-  We will be renewing photo id's beginning in January of 2012. In order to renew your ID the following information will be required:
- The household must be in good standing with the Cambridge Lakes Community HOA.
  - Proof of residency for any resident that is 5 years of age or older (Current driver's license, utility bill, school records, medical records, etc).
  - Photo ID for those 16 years of age or older (Driver's license, State ID, Passport, School ID, etc).
  - All renters must provide a copy of their lease.

Minors must be accompanied by an adult in order to receive their photo id update.

Households that have an outstanding balance on their account will not be eligible to renew their IDs. New photos will not be taken; your current ID will be updated. Please remember photo IDs are required to gain entry into the Community Center. Photo IDs must be renewed in order to have access to the Community Center beginning January 1, 2012. Missing or lost Photo IDs can be replaced for a \$5 fee.

Photo ID renewals will begin December 5, 2011. IDs can be renewed every day of the week 9:00a to 9:00p.

-  The Cambridge Lake Community Center welcomes you to come meet our entire staff on Saturday, January 21, 2012 from 10a to 2p. We will have staff on hand to answer questions regarding fitness, HOA policies, activities & events and more! Be sure to stop by!
-  We are pleased to announce some exciting changes to the room rental agreement for 2012. We will now be renting the gathering lounge 4 shifts a weekend. Resident will have the choice of renting the gathering lounge from 8a to 2p or 3p to 9p. As before the classrooms are also available for rental.
-  We apologize for an inconveniences incurred by the late arrival of the November statement. As a result of the delay we will not be charging late fees in November. The complication that caused statements to go out late has been fixed moving forward.
-  Our landscape contractor, Acres Group, has finished all plant replacements for the Cambridge Lakes Community common areas. You may have noticed this during this process a number of trees were cut down throughout the community. That is because the Emerald Ash Borer (EAB) has finally made its way to our community. The EAB is a highly invasive beetle that is extremely destructive to ash trees. The EAB is unusually difficult to kill thus treatments are expensive and futile. Many of the trees we lost were replaced with another variety of shade tree.
-  Acres Group has been awarded the snow contract for the 2011-2012 season. The contract began November 15, 2011. Please remember deicing agents are not contracted items. It is

recommended that homeowners purchase their own ice melt products for concrete service walks, stairs, and entryways.

- 🍁 It is with great pleasure that we report that there will not be an increase in assessments for 2012. We are in the processes of assembling the 2012 budget mailer. Please look for it to arrive by the end of the month.
- 🍁 In the past we had a goose control service that was quite costly (upwards of \$7000). In an effort to cut cost this service was eliminated. We have researched different, more cost effective options, however, no decisions to move forward on any of these options has been made.
- 🍁 We continue to struggle with pet owners picking up after their pets. We will price out the cost of installing pet waste cans and a service to maintain them.
- 🍁 Beginning in 2012 HOA Meetings will be held quarterly in the CLCC gathering lounge. They are scheduled at 6:30 p.m. on the following dates:
  - Tuesday, February 7, 2012
  - Tuesday, May 8, 2012
  - Tuesday, August 14, 2012
  - Tuesday, November 13, 2012