

# Lakeside Community

## NEWSLETTER | WINTER 2022

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## President's Message

by Andrea Klinenberg



Dear Lakeside Neighbors,

Happy 2022! I hope you had a chance to walk our neighborhood and see the amazing holiday light displays this year. I think this might have been the best year yet! If you missed the lights, you may still be able to catch most of them as they can remain up until January 9th.

Last year continued to pose some of the most unusual challenges to our community. But in true Lakeside fashion, we banded together several times and made it work! As if COVID wasn't enough, we had to cancel a few events due to last summer's terrible wildfires. I could not have been any prouder of the generosity our community showed by making donations to the fire fighters. Our neighbors showed their generosity again last month during the holiday season. We collected over 1000 pounds of food for the Elk Grove Food Bank and more than 30 toys were donated to our police department for needy families. Saying a mere thank you is not nearly enough!

As 2022 begins, we can look forward to a return of more events in our neighborhood.

Continue reading, see **President's Message**, page 2



## Contacts & Important Numbers



Community Office: (916) 691-1226

Jessica Kerns, General Manager

[Jessica.kerns@fsresidential.com](mailto:Jessica.kerns@fsresidential.com)

Alyssa Delacruz, Compliance Manager

[Alyssa.delacruz@fsresidential.com](mailto:Alyssa.delacruz@fsresidential.com)

Billing Questions: (888) 354-0135

24/7 Customer Care: (888) 428-5588

Stonegate Patrol:

(888) 774-0035 (ext # 789)

Cosumnes Park Ranger - for off-leash dogs at the parks: (916) 405-5688

## Hours of Operation

Monday - Friday 9am - 5pm

## Board of Directors

Andrea Klinenberg, President

Peter Sakaris, Vice President

Philip Lantsberger, Treasurer

Jasmine Suo, Secretary

Amy Cox-O'Farrell, Director at Large



# President's Message

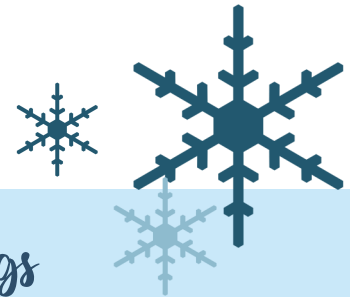
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The Social Committee has Family Movie Night, the Teen Dive-In Movie Night and the Concert on the Lake all scheduled. We will also continue with our adult Paint and Pinot events as well as our children's painting events. Bunco just might make a return this year too. Look for more events as COVID restrictions loosen.

With the New Year comes our Board of Directors elections in April. Please consider joining this hard-working group of Lakeside residents. It takes just a few hours a month and the rewards are priceless. If you would like to know more about serving on our Board, please reach out to management and I will call you back. Board applications will be on our website and mailed out very shortly.

All of us on the Board wish you the happiest and healthiest New Year and we look forward to seeing you around our neighborhood!

- Andrea



## Upcoming Events

We are so excited to bring back some of our most enjoyed events at Lakeside!

Please check the website frequently as we will be adding more fun filled events throughout the year.

### Family Movie Night

March 12, 2022 | 6:00pm

### Concert on the Lake

May 28, 2022 | Time TBD

### Teen Dive-In Movie Night at the Pool

July 12, 2022 | 8:30pm



## Board Meetings

Join the Board of Directors every month for our Community's Open Session Board Meeting.

Meetings are held every last Tuesday of the month at 6:00pm. During Open Session, you are welcome to join in and take a few minutes to speak to the Board of Directors. Zoom details are available on the website [here](#). You may also submit an Open Forum Comment for an upcoming meeting by [clicking here](#).

### Upcoming Board Meeting Dates:

January 25, 2022

February 22, 2022

March 29, 2022



# Association Information

## HOA Document Revisions

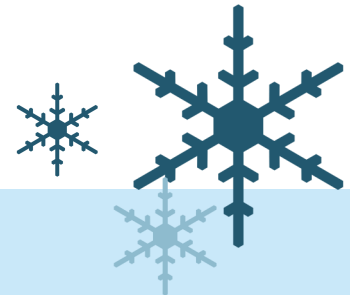
After many years of work, our 26 year old CCRs have been revised.

The time is finally here! Please join us at one of our Town Hall Meetings where you will be able to take part in the discussion surrounding the HOA Document Revisions. Many of the revisions revolve around updating antiquated language relating to original contractors and the construction of the neighborhood. These new documents are streamlined, and much easier to read. Please take some time and review the documents on the [HOA Secure Area](#) of our website and participate in a Town Hall meeting. There will be two virtual Town Hall meeting dates:

**1st Town Hall – January 29th at 1pm | 2nd Town Hall – February 15th at 5pm**

If you are unable to attend the Town Hall Meeting, you may submit questions via email to Management so that we can have our Attorney properly respond.

**It is imperative that you vote in the April election. We need at least 51% of the Homeowners to approve the updated documents in order for them to go into effect.**



## Lakeside Assessments

Assessments are quarterly and due on :

January 1, 2022

April 1, 2022

July 1, 2022

October 1, 2022

If you make your assessment payments via autopay through your bank, please be sure that the address for the payments is updated. Assessments should be mailed to :

**Lakeside Community Owners' Association**  
c/o FirstService Residential California  
PO BOX 30354  
Tampa, FL 33630-3354

## Election

Our election is right around the corner, April 26, 2022.

Now is the perfect time to start thinking about how you can be a part of the Community! If you would like to learn more about the responsibilities of serving on the Lakeside Board of Directors, we would love to setup a time to chat! Being a Board member only takes a few hours each month, and knowing you are making our Community even more beautiful, is such a great feeling! Contact Management if you are interested in learning more by [clicking here](#).



Do you receive our Mass Communication emails?

If not, please go [HERE](#) to update your contact information!



# Our Community

## Commercial Vehicles

Per the CC&Rs, Commercial vehicles are not permitted within the Lakeside Community. This includes parking them in your driveway and on the street both inside and outside of the gates. The garage should be utilized to capacity for resident's vehicles. Please be sure to follow all parking rules and restrictions to avoid ticketing, towing and/or violation letters and fines.



**Elk Grove Rail Station Project**  
Virtual Public Meeting on  
**January 11th at 5:30pm.**  
[Click here](#) for more details.



## Overnight Parking

Per the CC&Rs, the garage should be utilized to capacity for resident's vehicles. If you plan to have a guest park overnight, please let us know by requesting a Guest Parking Permit.

[Go online](#) to complete the request.



  **Residents Remember: Holiday decorations must be removed by January 9th**

## Masonry Wall Responsibility

**If you are a resident that has a common masonry wall(s) please inspect your wall(s) and address any items that need to be brought into compliance by January 15, 2022.**

During a routine compliance inspection, it was noted that many homeowners have planted trees and other foliage in their backyard, too close to the common masonry walls. While this may create a beautiful backyard, over time this will cause damage to the walls. As a homeowner, you may be responsible for any damage caused to the common area.

Please be sure to remove any items that are leaning, attached to, or touching the common walls so that they do not cause damage to the walls.

Over the next several weeks, some of the walls are going to be repaired and/or replaced. Once we have a timeline of this project, Management will contact the residents impacted by the construction. Thank you for doing your part to help keep our community beautiful. If you have any questions, please reach out to Alyssa De La Cruz.



# Our Community

## Architectural Applications

This time of year is the perfect time to plan for improvements to your property but don't forget to submit an application first!

Our governing documents require that the Association approve all proposed changes before any work is started. The importance of this requirement cannot be overstated when you consider the reason for such a restriction. One of the biggest advantages of these conditions is the protection of our property values. The value of your home is directly related to the condition, appearances and aesthetics of our community as a whole. By regulating the kind and types of architectural changes that can be done, our association is better able to maintain our property values. Getting our association to approve all proposed architectural changes is not just a good idea to protect your investment, it is a requirement!

The Architectural Committee meets once a month to review all applications. Please be sure to have your applications submitted in advance of the meetings so that they can be reviewed timely.

Application Deadline Date :	January 7, 2022	Meeting Date :	January 12, 2022
Application Deadline Date :	February 4, 2022	Meeting Date :	February 9, 2022
Application Deadline Date :	March 4, 2022	Meeting Date :	March 9, 2022

### Clubhouse Update

The clubhouse is not quite ready for guests, YET! We are anticipating an early spring opening so be sure to check the website frequently for more updates!

### Volunteer Today!

Help make our events memorable by joining our social committee.

We are planning the return of our community's favorite events and we want your help to make the events successful! [Click here](#) to complete a volunteer form if you are interested in joining our Social Committee.

