

Lucerne Lakes Homes South

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Newsletter September 2018

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Newsletter Editor: Beth Hinkle - nanahink@gmail.com

GRS Management: Lisa Riddle 561-641-8554, ext. 107

PRESIDENT'S MESSAGE

Dear Friends and Neighbors,

When you purchased a home in Lucerne Lakes, you were provided with paperwork explaining that you are purchasing a residence in a Homeowners Association Community. These documents further explained how an HOA works including rules and regulations associated with our particular HOA. When changes are made to these documents, which affect us all, a 75% vote of the home owners is required.

The Board of Directors recently sent every homeowner a Proxy letter, not once but twice, referencing a possible change to our documents. 136 homeowners returned their proxies with their decision regarding the question asked. Unfortunately, 100 homeowners did NOT respond at all.

The amount of responses represented in this most recent vote, makes it very difficult, if not impossible, to operate our HOA government which is put in place for the good of everyone. We need your participation when changes are proposed. You don't need to attend a meeting (although attending a meeting would provide you with a better understanding of how our Community functions). You don't need to serve on a committee (although help is always needed). However, the Board DOES need your input when proxies are presented to you. Please participate when you are sent the next proxy. It's YOUR Community. Let's make it work for ALL of us.

Respectfully,

Ed Hinkle



Tired of sitting at home on Friday night?

Want to have some fun?

Want to meet your neighbors and
make new friends?

Come play Bunco!



If you can roll dice,
then you can play
BUNCO!



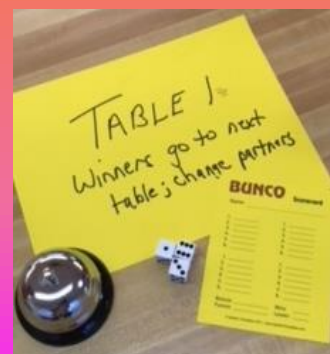
When: September 21, 2018

What time: 7:00 p.m., promptly

Where: Lucerne Lakes Clubhouse

Cost: \$5.00 per person

**(which includes
snacks, soft drinks,
cash prizes, and FUN!)**



**Make
reservations and
payments by
September 19th
to Jayne at
954-328-2588**

**The regular HOA meeting will take
place on September 19, 2018 at**

**** 7:30 p.m. ****

**Please note the time change for
September's meeting, only.**

Community Contacts

Board President:

Ed Hinkle 717-656-8910

Recreation Area/Pool Issues:

Ed Hinkle 717-656-8910

Community Property Issues:

Michelle Hugar 561-969-0871

Architectural Review Committee (ARC):

Trixie Kinn 561-312-9840

Entertainment Committee:

Arlene Stropoli 561-966-0495

Clubhouse Social Calendar:

Jean Pasqua 561-641-2046

Master Association Representative:

Ed McClung 954-801-6130

Non-Emergency Sheriff's Office

561-688-3400

GRS Management:

Lisa Riddle 561-641-8554, ext. 107

GRS Website/Lucerne Lakes HOA Information:

Go to www.grsmgt.com, "Find Your Community", "luc", "Lucerne Lakes HOA"

These are the people to contact for information regarding their respective committees.

(Cut and post on your bulletin board.)

DEAR HOMEOWNERS ALONG THE FENCE LINE:

To all those diligent residents who have trimmed and removed the vegetation along the fence; thank you. To those who have not; please do so. Keep plants, bushes, shrubs, and trees from growing through and over the fence. When the vegetation is not trimmed, it causes the fence (wood) to deteriorate faster and also causes obstruction problems for those who walk along the bike path. Your HOA dues paid for the fence. Let's try and make the fence last as long as possible so we do not have to incur this expense sooner rather than later.



If you have any articles or additions to the monthly newsletter please forward them to Beth at nanahink@gmail.com or contact Ed Hinkle, Board President at 717-656-8910 or edwardchinkle@gmail.com.

Need Info from a Prior Newsletter?

You can now re-visit 2017/2018 newsletters by accessing them through the GRS website at: www.grsmgt.com/association/lucerne-lakes/newsletters

Activities Corner

Weekly

Water Exercise: Monday, Wednesday, Friday, 10:30 a.m.

Textiles and Crafts: Monday, 9:45-11:00 a.m.

Contact Marge at 561-642-7364.

Card Games: Tuesday and Thursday

Contact Jayne Subwick at 954-328-2588 for times.

Canasta: Wednesday 1:30 p.m.

Contact Marie at 561-642-7771.

Chair Yoga: Will resume in the fall

Monthly

Master Board Meeting: Tuesday, September 11, 2018 at 9:00 a.m. at Tahiti Lane Clubhouse.

LLHOA Meeting: September 19, 2018 at **7:30 p.m.** (This change in time is due to the observance of Yom Kippur.)

Citizens on Patrol (COP) Meeting: This group meets the third Friday of each month at Lucerne Point Satellite Clubhouse on Tahiti Lane. Contact Harold Shulman at 561-967-1919 for more details.



Halloween Blast October 28, 2018

Details will appear
in the October newsletter.
Stay tuned!



Open
Lunch & Dinner

Takeout
Available

Special Events



Brass Monkey
7781 Lake Worth Rd
Lake Worth, FL 33467
561-968-9559

KEEP 'FIDO' ON A LEASH

The Declaration of Covenants, Conditions, and Restrictions of Lucerne Lakes HOA states, in Article VIII, Section 6, that "dogs, cats or other household pets may be kept provided that neither they nor any other animals or poultry may not be kept, bred or maintained for any commercial purpose and further provided that **dogs are kept on leashes.**" Please remember, **when walking your dog, keep "Fido" on a leash.**



Florida Home Grow

ORGANICS - HOLISTICS - HYDROPONICS



FREE! Medical Marijuana Class For Seniors, Learn How To Get Your MMJ Card.

We can help with Aches and Pain Without Dangerous Drugs! Stop In Today and try our Natural Pain Cream For Free!



Free Organic Coffee Upon Request



Located next to the Movie theater in the Market Place Shops

7392 Lake Worth Rd FL 33467

 (561) 406 - 8100



IF YOU SEE SOMETHING, SAY SOMETHING.

REPORT SUSPICIOUS ACTIVITY TO THE POLICE

If you see any activity that doesn't look right, call 911. Once you have contacted the police, follow up with a phone call to the HOA Board President, Ed Hinkle and GRS Management so they are aware of any unlawful activities in our community.

DO YOU HAVE A GENERATOR?



During a prolonged power outage, you may be inclined to use a generator. Please be considerate of your neighbors when you start and run these machines. While generators definitely serve a well-needed purpose, they do create noise. Turning off your generator at night might be the neighborly thing to do.

Parking Regulations

Please note, the parking regulations for Lucerne Lakes, South, are as follows: There is to be NO parking on walkways/bike paths even if it crosses your driveway. There is NO parking on the grass. Street parking is permitted from 6:00 a.m. to 10:00 p.m. on one side of the street only which allows for free passage of emergency vehicles. Your vehicle could be towed if parked on the street between 10:00 p.m. and 6:00 a.m. These regulations include your guests. There is an overflow parking lot located on Lucerne Lakes Boulevard and Pine Forest Circle to accommodate extra vehicles. Please ask service vehicles, making house calls to your residence, to attempt abiding by these rules.



NEW POOL HOURS DAWN TO DUSK

Due to Palm Beach County regulations, the pool hours have changed. Previously the hours were from 7:00 a.m. to 10:00 p.m. The new hours are DAWN to DUSK. This change is due to Palm Beach County's stipulation that nighttime lights must be certified. Investigations are underway to determine if our lights have been certified. Until then, nighttime swimming is not allowed. As you plan your pool outing, please take these new hours into consideration. Thanks in advance for your cooperation. **The Clubhouse hours stay the original hours of 7:00 a.m. to 10:00 p.m.**



Please note: the Master HOA Meeting will take place on Tuesday, September 11, 2018 at 9:00 a.m. at the Tahiti Lane Clubhouse

HELP KEEP OUR CLUBHOUSE CLEAN

Please remember that we all use the clubhouse and while we do have a cleaning service which helps maintain the facility, the cleaning service does NOT come every day. Recently, there was an incident involving a soda that was spilled in the refrigerator. The can was removed but the spill remained. Soda remnants were “glued” on the shelves and the bottom of the fridge. If you see or cause a similar situation, please know that cleaning supplies are kept in the cabinet below the sink. A mop is kept in the closet near the Men’s Room. If you have problems, please call Jean Pasqua, Arlene Stropoli, or Ed Hinkle (their contact information can be found on page 2 of this newsletter). Let’s all work together to keep OUR clubhouse the great facility that it is. Thanks in advance for your cooperation.



I Got This Violation Notice. Now What?



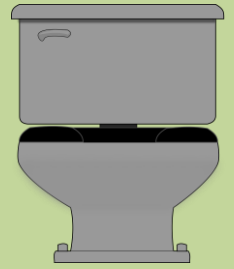
Sometimes you get busy and may let house and property maintenance issues slide. Your HOA Board has put in place a Non-compliance Committee which inspects the community properties/houses on a regular basis. If the Committee finds an issue with your house or property as indicated by the approved violation list, you will be:

- Sent a friendly, courtesy letter to correct the infraction within 30 days. Your violation(s) should be addressed as soon as soon as possible. When complete, you are asked to contact GRS, the property management company, at 561-641-8554.
- If the issue is not corrected, you will be sent a second notice. This notice will explain that you are to address the violation immediately. Contact GRS when the issue has been completed.
- If the violation(s) is still not corrected after the second notice, a letter will be sent from our HOA attorney about the non-compliance issue and he will further specify a remedy. If you can’t comply with the attorney’s solution within the allotted time frame but you have a legitimate plan to comply with the notice, contact GRS with your solution, as soon as possible. More information is available and can be downloaded from the GRS website at www.grsmgt.com, click on Non-compliance Policy.

The Non-compliance Committee was put in place to help keep our Community a great and beautiful place to live. Please maintain your house and property and avoid receiving violation letters.

REMEMBER - YOUR TOILET IS NOT A TRASH CAN!

Sewers are designed to take away used dirty water from sinks, baths, showers, laundries, and toilets. Flushing away unflushables adds to the costs of operating and maintaining your sewers. Putting trash down the toilet causes blockages in sewers and possible damage to the environment.



“Disposable” doesn’t mean flushable. Disposable means you should bag it and trash it....don’t flush it! For example, “flushable” wipes are, in fact, not flushable. These wipes do not degrade in the water like toilet paper and should be disposed of in your trash. More recently, it was found that contact lenses should not be flushed either as they do not break down in the sewer. Let’s all be diligent about what goes down our drains.

Happy Labor Day!



This year we will celebrate Labor Day on September 3rd. Listed below are some fun facts about Labor Day:

- The first celebrated United States Labor Day was on Tuesday, September 5, 1882 in New York City, planned by the Central Labor Union.
- Some say Peter J. McGuire, who was the cofounder of the American Federation of Labor, started Labor Day. Others believe it was Matthew Maguire, a machinist. Needless to say, you can say a McGuire/Maguire founded Labor Day!
- Oregon was the first state to celebrate Labor Day as a legal holiday in 1887.
- The decision to make Labor Day the first Monday of September was approved on June 28, 1894.
- Labor Day started as a part of the labor union movement, to recognize the contributions of men and women in the United States work force, but modernly is seen as a chance to celebrate the last weekend of summer.
- Americans worked a 12-hour day, seven days a week during the 19th century.

HOMEOWNERS WHO RENT, THIS ARTICLE IS FOR YOU!

If you decide to rent your property, you are obligated to register the lease and renter’s names with our management company, GRS (see page 2 for contact information). All rentals are also required to register with Palm Beach County.

The association does not accept responsibility for the content of any advertisements in our Community newsletter.