



Lake Forest NEWS

The Official Newsletter of the Lake Forest at
Saint Lucie West Homeowners Association, Inc

NOVEMBER 2007

FROM THE BOARD OF DIRECTORS

The last quarter of 2007 assessments was due October 1st. New Florida law regarding how payments are applied recently went into effect.

The order in which payments are applied if late are as follows:

1. Interest
2. Late fee
3. Attorney fees and the cost of collection if sent to an attorney.
4. Balance to be applied to assessment

If you do not pay the late fee and interest, you will have a balance due on the assessment. Failure to pay the balance will result in your cable TV being turned off till the balance is paid. All accounts delinquent after 30 days will be turned over to an attorney for collection, possible lien and foreclosure. **It is not fair for the**

residents of Lake Forest who pay on time to have to support those who don't.

We are in the planing stage of planting the Rocky Bayou berm. Those of you who live along the berm will be receiving a letter describing what will be done. The planting of the Indian Key Drive berm is not completed. There is more work to be done.

We will be installing a video surveillance system for the clubhouse, fitness center (inside and out), pools, parking lots, and entrances. The Board of Directors, Property Manager, and the Security Committee members will be able to monitor these locations from the clubhouse computer, or remotely from their homes.

The Board of Directors

SOUTH GATE UPDATE

South Gate repairs have been delayed due to the rainy weather. The contractor cannot pour the concrete. The electrical work should be completed by time this newsletter goes to publication. Weather permitting, we hope to have the gate operational no later than November 7th."

Jack Minenna, HOA President



TREASURERS REPORT

For the month ending September 30, 2007

Funds in Operating Account	\$452,225.33
Funds in Reserve Account	\$ 116,783.77
Receivables due from owners	\$ 45,911.82

Total Liabilities

\$ 207,931.96

The HOA is purchasing a new camera monitoring system at a cost of just over \$8,000.00. We are making this purchase due to the recent parties held at the south pool. On two separate Saturday evenings, **a group of people saw fit to use the south pool and make a total mess of the bathrooms.**

The major benefit of the new system is that all board members, the property manager, and residents who are on the security committee will be able to monitor every camera from their Personal Computers. This will allow us to watch our assets and see who is using them, twenty four hours a day, without leaving our homes or office. **All data is recorded and will be stored for a period of time.**

For those monitoring the receivables from owners; the figure dropped approximately \$7,000.00 from last month. I am happy to report that our community, in time, will collect most of

the money owed us. This is due primarily to changes in the Florida law regarding fees owed to an HOA.

New owners who take title to a foreclosed home, must pay all outstanding fee's due the HOA. There are previous owners that owed upwards of \$5,000.00.

For residents who are having a difficult time making the quarterly assessments, **PLEASE COME SEE THE BOARD.** We will make every effort to help you in any way we can. At some point, after you miss the second quarterly assessment, the Lawyer will send you documents for an HOA foreclosure: **DON'T LET THIS HAPPEN.** If you are having financial difficulties and can't make your quarterly assessments, please come meet with the board.

**Thank you,
Jim Russello, Treasurer**

This will allow us to watch our assets and see who is using them, twenty four hours a day

EMERGENCY READINESS

Your **Emergency Readiness Committee** (ERC) continues its efforts to make this community "disaster ready." It is very easy to forget that suffering a major event such as a hurricane, wild fire, or, a man made attack, is merely a roll of the dice. We have been fortunate now for two hurricane seasons, and that usually leads to a form of complacency. Along with this unjustified peace of mind comes a reluctance to make the extra effort to be prepared for these kinds of trauma. **If you think about the California fires, you will realize**

that life situations can change very rapidly. Please make every reasonable effort to have yourself and your family ready to move out to a safe area or to hunker down in your home. In some cases, we are sure, many residents will remain in Lake Forest during and after a critical event. It is for that possible situation that **we try to have a communication and coordination location (our clubhouse)** and a team of you or your neighbors working as Block Captains to help get us through any crisis we suffer as a community.

We have been fortunate now for two hurricane seasons

NOVEMBER SCHEDULE OF EVENTS

Thursday	November 1	1:00pm 7:00pm	Poker Architectural Committee
Friday	November 2	9:00am	Water Aerobics
Monday	November 5	9:00am	Water Aerobics
Tuesday	November 6	9:00am 6:30pm	Board of Directors Workshop International Cooking Club
Wednesday	November 7	9:00am 12:30pm 7:00pm 8:00pm	Water Aerobics Mah Jongg Relay for Life Poker
Thursday	November 8	1:00pm	Poker
Friday	November 9	9:00am	Water Aerobics
Saturday	November 10	9:00am 11:00am	CERT Committee Private Party
Sunday	November 11		Veterans Day
Monday	November 12	9:00am	Water Aerobics
Tuesday	November 13	7:00pm	Appeals Committee
Wednesday	November 14	9:00am 12:30pm 7:00pm	Water Aerobics Mah Jongg Poker
Thursday	November 15	1:00pm 7:00pm	Poker Architectural Committee
Friday	November 16	9:00am	Water Aerobics
Monday	November 19	9:00am	Water Aerobics
Tuesday	November 20	9:00am	Board of Directors Workshop
Wednesday	November 21	9:00am 12:30pm 7:00pm	Water Aerobics Mah Jongg Poker
Thursday	November 22	Closed	Thanksgiving
Friday	November 23	9:00am	Water Aerobics
Monday	November 26	9:00am	Water Aerobics
Tuesday	November 27	7:00pm	Appeals Committee
Wednesday	November 28	9:00am 12:30pm 7:00pm	Water Aerobics Mah Jongg Poker
Thursday	November 29	1:00pm	Poker
Thursday	November 29	7:00pm	Board of Directors Meeting at the Community Center
Friday	November 30	9:00am	Water Aerobics



There is no fee for the Water Aerobics classes

EMERGENCY READINESS STATION

The Emergency Readiness information station is now set up at the clubhouse. It is in a separate book case dedicated to containing emergency preparedness information for our community. Please stop by periodically and review what is available for free pickup. **STAY INFORMED FOR YOUR OWN SAFETY.**

BLOCK CAPTAINS

As we move on during the next few weeks, we will be revisiting the way we have our block captain organization set up. There will be changes for next season and we hope to give those who are in this pool of volunteers the recognition they deserve. This is a work in progress, so please stay attentive. **There will be a block captain conference on Saturday, November 10th**, as part of the CERT program, to exchange ideas and to distribute some unique items which will help identify these great people within the community.

NEW STOP SIGNS

On or after November 15, we will have two new stop signs and improved pavement markings in several areas along Lake Forest Way. The north entrance at Crystal River will have enhanced crosswalk and stop bar markings. The intersections of Lake Forest Way with Indian Key Drive (North) and Blue Springs Court will sport new stop signs and the necessary

stop bars and crosswalk markings. There will be crosswalks at Lake Manatee Way and Indian Key Drive connecting the sidewalks that run along Lake Forest Way. **Please make a mental note of these upcoming changes** which will enhance our efforts to improve pedestrian safety within our community.

There will be crosswalks... connecting the sidewalks that run along Lake Forest Way

PARKING REMINDERS

1. **Do NOT park on the grass**
2. Do NOT park within 50 feet of an intersection (safety hazard)
3. **Park in the same direction as traffic** (passenger side to curb)
4. If you are having a party or gathering at your home, please have everyone park on the same side of the street and not both sides. This causes a traffic flow problem and makes it very difficult to drive through. If a fire was in Lake Forest, and the cars are parked on both sides, **the Fire Department has authorization to ram your vehicle** to get to a fire and you will be responsible for all damages (including those to the fire truck).
5. **No overnight parking** on streets between 1:00am and 6:00am. Overnight parking is allowed at either pool area after getting authorization and a parking permit for your dashboard.
6. **Do NOT block any driveways or mailboxes.**

THANK YOU

Rosa Lucchesi and the family of Loris Lucchesi wish to thank the friends and neighbors of Lake Forest for the many cards of condolence sent to them and who attended the services at the funeral home and the funeral.

The Lake Forest Clubhouse office is open daily from 8:00am to 12:00 noon with volunteer help and 12:00 noon to 4:00pm with our property manager. The office will no longer be open Wednesday afternoons.

**Lake Forest at Saint Lucie West HOA, Inc.
249 SW Lake Forest Way
Port Saint Lucie, Florida 34986
(772) 878 1944 - Office (772) 878 6461 - Fax
Email: lakeforestslw@comcast.net
Web site: lakeforestslw.com**

**Articles for the December Newsletter are due
November 28th**

Please send articles to Frank Gomes at: fbgomes@comcast.net

Paid Advertisement

Traveling Clipper
Full Service Mobile Hair Salon
Serving The Treasure Coast
Call for Your Appointment Today **342-1992**

Home Visits
from your personal
HAIRSTYLIST

Licensed,
Bonded,
Insured
40 yrs Experience
342-1992

Bayshore PET
Grooming & Boarding
2006 GROOMER OF THE YEAR
READER'S CHOICE AWARD
SE HABLA ESPAÑOL
340-0033
1704 Bayshore Blvd. • Port St. Lucie
www.bayshorepet.net



44 Years Experience • 20 Years Same Location HOURS: Tuesday - Saturday 7:30 am to 5 pm
A Family Tradition Spanning 3 Generations

Irrigation Problems?

We offer the following services:

ANNUAL SYSTEM TUNE UP
MONTHLY FILTER CLEANING

Email: jeff@mifc.us or Call Jeff at 446 0658

Masters Irrigation Filter Cleaning, LLC

FOR SALE

Dark wicker couch (58 inches)
with tropical print pillows

Walnut computer table
with pineapple legs

Both in excellent condition
\$100 each

Joy Coffin 340 5114