

News & Updates for February 25, 2008
Weston Lakes Property Owners Association

Progress on Building Sites: The maintenance crew has been cleaning up the seven abandoned building sites over the past two weeks according to the plan announced on February 11th. They have removed 60 cubic yards of lumber, 21 cubic yards of concrete pieces and more than two dumpsters of metal, paper and other debris. As weather permits the ground to dry out, the crew will grade the lots and swales to drain off rain and seed each site to hold the soil and minimize the silt run-off into our lakes. The property owners have been notified by the ACC that their building permits have been revoked and they must reapply with a new builder to complete their house. The bank which financed all seven, as well as four other completed houses, has not announced any legal course of action regarding the properties.

Westerham Gate Electric Problems: The Westerham exit gate has been out of operation for a few days caused by connecting the new camera system to the same electric supply as the motor for the gate. A separate circuit for the camera system will be installed by an electrician in the day or two.

Annual Maintenance Fee Due: The maintenance fee was due January 31st. As of February 1st, approximately 30% of the fees remain unpaid. If you haven't paid the 2008 maintenance fee, please pay it this week.

Vacant Lot Mowing: In 2007, the Board of Trustees established a program to provide a service to property owners of vacant lots to meet the obligations under the Covenants: "All Lots shall be kept at all times in a neat, attractive, healthful and sanitary condition, and the Owner or occupant of all Lots shall keep all weeds and grass thereon cut...." Each owner of a vacant lot was sent a contract for the annual mowing service with the Maintenance Fee statement. Since the start-up costs of the program are out of the way in 2008, the annual fee was reduced to \$180. If you own a vacant lot and haven't returned a signed contract, you are urged to take advantage of this cost-effective program. If a vacant lot is not under contract and is not maintained in accordance with Covenants, the charge for mowing as a Deed Restriction Violation is \$75 each time.

Riverwood Contract for Garbage/Trash Collection: The Riverwood Section is not covered by the MUD contract for this service but the POA has a separate contract with the same vendor to cover the residents of Riverwood. Each resident was sent a contract for 2008 Garbage/Trash Collection with the Maintenance Fee statement. If you haven't returned a signed contract, please do so this week.