

# ANNUAL MEETING



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The Annual Meeting of the Landis Lakes Community Association will be held on **Thursday, January 18, at 7:00 pm** at the clubhouse. Our Property Manager from Cornerstone Properties, Angela Martin, will help lead the meeting along with the Board of Directors. The agenda will include the election of the 2024 board and recap of 2023, and discussion of the 2024 budget (if you are interested in serving in 2024, please contact a board member...we are currently deficient one member as well). We would like to encourage all homeowners to attend. Attending these meetings will allow you to take advantage of your right to participate in discussions of matters that protect, preserve and enhance your community assets and ultimately your property value.



## PLANNING ON HOME IMPROVEMENTS?

The board would like to gently remind our residents that if you are planning on any home improvements including adding fences, outdoor lighting, major landscaping changes, etc., please request an Architectural Review application from Cornerstone, or download the form from the LandisLakes.com website (it's on the LLCA and LLRA Information tab page and on the left side above the start of the Landis Lakes Recreation section). One of the main responsibilities of the board is to ensure adherence to our community's CCR (Covenants, Conditions & Restrictions) to help maintain the integrity of the neighborhood. Thank you for your cooperation in this matter!

## LANDIS LAKES SOCIAL CLUB EVENTS...

The Landis Lakes Social Club has done a great job in giving our community opportunities to get together and have fun! For December, there is a **"Meet Santa with Cookies and Milk"** on the 17th. Also scheduled for that date, the LLSC will announce the winner of the **"Best Decorated Holiday House"**. Keep up with what they have scheduled on their website - **"www.LandisLakesSocialClub.com"**.



## REMINDERS & NEIGHBORHOOD UPDATES

The board thought there may be some confusion around some items that they thought would be good to communicate in this newsletter.

- Residents cannot remove or trim back branches from trees in the common area without board approval
- We are a Deed Restricted Community, which means the residents must abide by the CCR (Covenants, Conditions, and Restrictions) and Bylaws of the community. There is a copy of these documents on our website
- Yard signs for elections can, under new Kentucky law, go up 30 days before an election and stay up for 7 days after an election. Other yard signs for graduating students, etc., we ask they not exceed a 30-day duration. All yard signs must be 18" x 24" or smaller
- No overnight street parking
- Residents should send any updates of their email addresses to Cornerstone so that they will be able to receive important announcements from them
- Trash cans must be kept out of street view
- We ask if you have information that needs to be distributed to the neighborhood, contact our property management company, Cornerstone, first, and then they will contact the board who will determine when to send
- Homeowners are responsible to maintain and prune low hanging branches that drape over the sidewalk and impede our residents as they walk the neighborhood
- Finally (everyone's favorite), please clean up after your pets as you take them on walks, and dispose of their waste in your own trash receptacles



## CLUBHOUSE RENOVATIONS

Come check out the new and improved clubhouse! The recreation committee has been busy overseeing the updates to the facility including new paint, refurbished floors, new furniture and furnishings. Still a little more to do. The Landis Lakes Recreation Board decided to increase the rental fee to \$250 (from \$200) and the fully refundable damage deposit to \$200. The old rate of \$200 will still be in effect for the rest of 2023.

## **Welcome to the Neighborhood!**



We would like to welcome to our community **Joshua and Sara Arthurs**, and their children, who reside on Landis Lakes Drive. If you know of a new neighbor whom we have missed, please notify a board member.

**May Christmas and other seasonal holidays during this time of year be a source of happiness, joy and a reminder of what is truly important. Stay safe, have fun and enjoy this special time of year!**

***Your 2023 board:***

***Brian, Doug, Steve and Terry***