

LakeRidge Falls

4200 LakeRidge Blvd.
Sarasota, FL 34243

07-27-2018

Here are the more important stories we had this past and upcoming weeks:

Radio Frequency ID (RFID) System –August is just around the corner which means that all old clickers will be disconnected towards the end of next week. Residents who were unable to obtain their RFID tags up to this point please note that transponder tag installations will continue to be Mondays and Fridays between the hours of 8am to 10am during the month of August. Snowbirds, please stop in at the office upon your return and we will install the new transponder tags at that time (please remember to come from the front gate upon your return). Thank you in advance for your cooperation on this matter.

Alligator – We received a few reports of an alligator who decided to make Lake 8/Lake Club its new home. Following the reports and based on the pictures residents provided, we placed a call with the Nuisance Alligator Hotline, a Florida Fish and Wildlife Conservation Commission program designed to protect alligator population while keeping public safety in mind. As in the past, we were issued a case number and were promised a certified and licensed nuisance alligator trapper would be dispatched to remove the alligator.

To our surprise, we received a call from the certified and licensed nuisance alligator trapper the following day. The trapper reported that he came following the note from the Florida Fish and Wildlife Conservation Commission and was able to capture the alligator alive. The trapper also reported that the alligator was 6 feet 3 inches and because of its size and health he was able to move it to an alligator farm. Happy ending for all!

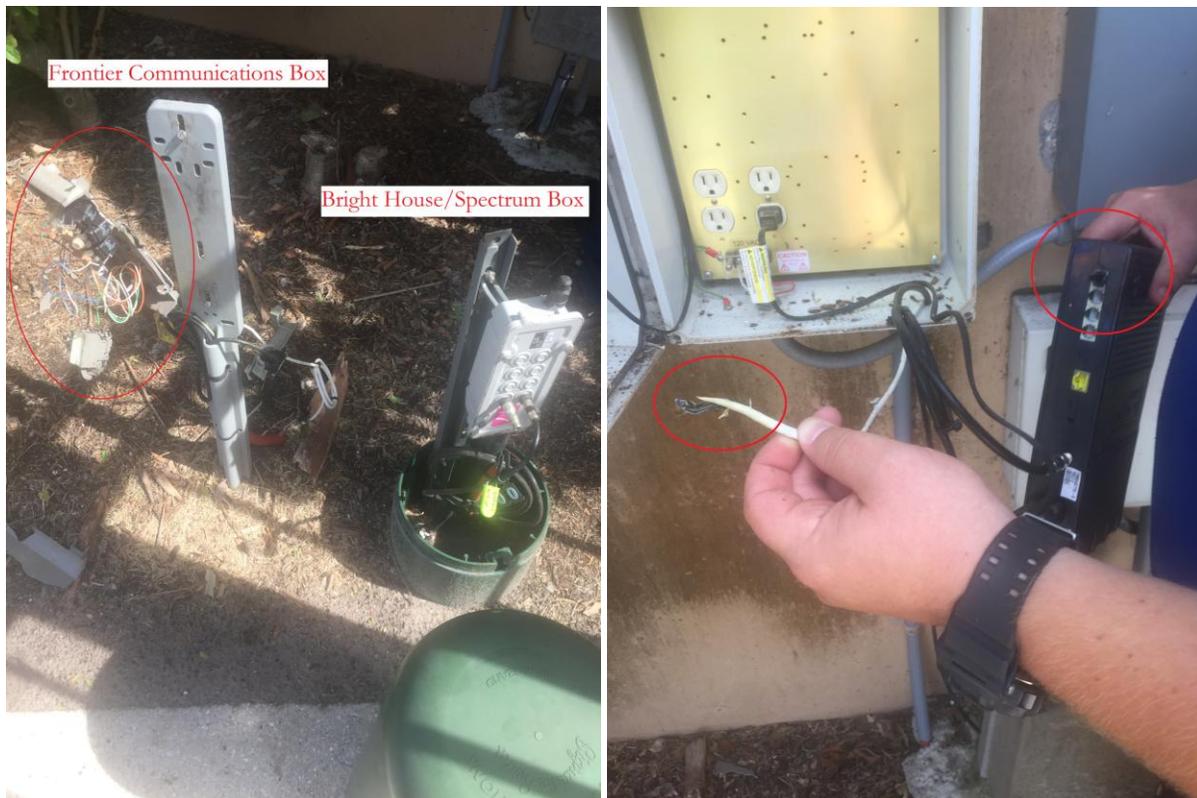
Below is a picture taken by Mr. Michael Isepp, a resident of the community:



Mi Pueblo Gate – Early Monday morning, we were advised by one of the residents that the Mi Pueblo pedestrian gate is not working. We were also advised that a communication box, which was later identified as a Frontier Communications box, next to the Mi Pueblo gate was broken to pieces in what seemed to be a lightning strike or an act of vandalism. Upon inspection of the box, it was clear a lightning strike hit this communication box. Two main reasons led us to this conclusion. First, the components that were inside the box were pretty much “fried.” In addition, a couple of residents in the row of houses next to the Mi Pueblo gate reported that they lost all cable services due to a lightning strike.

However, a broken Frontier Communications box could not explain why the Mi Pueblo pedestrian gate was not working. Reason why is because we are using Bright House/Spectrum to operate this gate and not Frontier. Therefore, we placed a service call with both Bright House/Spectrum and Sunstate Gate, LakeRidge Falls’ gate maintenance company. Bright House/Spectrum who came on site discovered that the lightning strike didn’t mercy Bright House/Spectrum equipment. As can be seen in the picture below, the lightning strike “traveled” to the Bright House/Spectrum box and “fried” the modem located inside. The lightning strike also “traveled” to the gate operation box and “fried” the entire motherboard.

To make a two long days story short, Bright House/Spectrum and Sunstate Gate made sure to replace all defective and broken components and tested the equipment to be working properly. That said, the Mi Pueblo pedestrian gate is once again fully operational. Regarding the Frontier Communications box, we put them on notice. It will be up to them to decide when to repair it.



A Message from the Gatehouse – During one of its meetings, the Board of Directors approved the installation of nanobeams between the Clubhouse and the Gatehouse. Without getting into too much detail, these nanobeams significantly improve the communication quality at the Gatehouse, mainly the internet connection. Therefore, the Gatehouse Captain, Mr. Tim Clark, advised that all residents can once again use email as a means of communication in order to schedule visitors and contractor visits.

Backflows – All of you have should have received a letter this week from Manatee County directing you to test you backflow. As reported last week, the Board of Directors signed an agreement with Arctic Air Services | Plumbing Department to performed this task.

This is to notify all that Arctic Air Services is scheduled to start the certification process tomorrow, Saturday, July 28th.

They will also be here on Saturday, August 4th, Saturday, August 11th, and Saturday, August 18th.

A few things one must consider while they perform this process:

1. When done with the inspection of all backflows, Arctic Air Service will submit the proper forms with Manatee County on behalf of LakeRidge Falls' homeowners ensuring the proper certification process was completed.
2. Some of Lakeridge Falls' backflows are the original installed backflows. Therefore, it should be no surprise if the failing rates of backflows will be higher than previous years.
3. Arctic Air Service will install a tag on each backflow when done. The tag indicates the month the certification took place and serves as an advertising tool used by most plumbing companies to help residents locate their contact information in case an issue ever arises with the backflow.
4. The members who do NOT pass the certification process will receive a notice from Arctic Air Service and/or us stating the problem with the backflow.
5. If you receive a notice that your backflow didn't pass, please be advised that you can use any plumbing company recognized by the County to correct the matter. After the matter is fixed, the plumbing company you use should submit the proper certification for you with Manatee County.

Sincerely,

Oded Neeman - CAM

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