



Falls Forum

MAY 2020

A message from your Board...

by Lori Klein, President

This has been a very strange month. Some of you left Florida early this year, while others are staying longer than usual. We all miss our usual activities, and I hope that in a few weeks those not at highest risk for complications can start getting out more and we can reopen some amenities, even though things will be different. It has been wonderful to hear about and see so many neighbors helping each other, finding creative ways to visit with friends in garages or on lanais or between driveways, and checking up on others by phone and email.

This pandemic has pushed Lakeridge Falls to move ahead with some changes that were under consideration. We have subscribed to GoToMeeting so we can have teleconferences with video for those with a smart device; a few committees have used it for meetings, and last week we had a virtual Board meeting using the software with about 50 households connecting. It isn't ideal, but we are trying to keep things going as best we can. If you would like to schedule a meeting using the program, please contact Oded or Paula in advance to reserve the time. Thank goodness for technology to help us through this social isolation.



We are doing our best to keep our residents, staff, and contractors safe from the spread of the virus, while doing necessary work that will benefit all when things resume. Oded worked to have the shower drain by the pool enhanced, it seems to work but we will see. Your Board approved the quote to fix both bocce ball courts, and the company is scheduling the repairs. The CRC has recommended and the Board approved some changes to this publication, the Falls Forum. Our advertisers are hurting financially and their ads cover the cost of the Forum. You'll notice this issue is shorter as an immediate cost cutting measure, which was relatively easy to achieve as there are so few activities going on in our community right now. Starting with the next issue, we are changing the default delivery from paper to viewing it on our website, as explained on the next page. This will save the Association both mailing and printing costs, now and into the future.

LRF ASSOCIATION BOARD OF DIRECTORS

President, Lori Klein: President@lakeridgefalls.org
Vice President, Lynn H. Gregg: VicePresident@lakeridgefalls.org
Treasurer, Calvin Fitzgerald: Treasurer@lakeridgefalls.org
Secretary, Judy Buffa: Secretary@lakeridgefalls.org
Director, OPEN: Director@lakeridgefalls.org

Committees

Architectural Review Board (ARB)

Lori Klein, Board Liaison
Lynn Gregg, Co-Board Liaison
Lanny Weintraub, Chairperson
Meetings: 2nd Thursday of the month at 10:00am

Budget Committee

Lori Klein, Board Liaison
Calvin Fitzgerald, Co-Board Liaison
TBD, Chairperson
Meetings as needed

Buildings Committee

Lori Klein, Board Liaison
TBD, Chairperson
Meetings: 3rd Tuesday of the month at 2:00pm

Community Relations Committee (CRC)

Judy Buffa, Board Liaison
Dan DeRoner, Chairperson
Meetings: 4th Friday of the month at 9:00am

Landscape Committee

Lynn Gregg, Board Liaison
Calvin Fitzgerald, Co-Board Liaison
Mary Cochran & Karen McGee, Co-Chairs
Meetings: 2nd Wednesday of the month at 10:00am

Roads and Grounds Committee

Calvin Fitzgerald, Board Liaison
Dick Dorn & Lanny Weintraub, Co-Chairs
Meetings: 4th Friday of the month at 10:00am

Pool Committee

Lori Klein, Board Liaison
Lynn Gregg, Co-Board Liaison
Elma Azurdia & Suzanne Weinstein, Co-Chairs
Meetings: 3rd Wednesday of the Month at 2:00pm

Security Committee

Judy Buffa, Board Liaison
Durand Glovinsky, Chairperson
Meetings as needed

Hurricane Preparedness Group

Judy Buffa, Board Liaison
Jim DuGranrut, Chairperson
Meetings as needed

Long Range Landscape Plan Working Group

Calvin Fitzgerald, Board Liaison
Lynn Gregg, Co-Board Liaison
Barbara Weintraub, Chairperson
Meetings: TBD

Long Range Ponds Working Group

Judy Buffa, Board Liaison
TBD, Chairperson
Meetings as needed

Social Committee

Jane Kintz & Leigh Selby, Co-Chairs
Meetings: 1st Monday of the month at 10:00am

Art League

President...Jackie Hathaway
Meetings as needed

www.lakeridgefalls.org



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email: PropertyManager@lakeridgefalls.org
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Community Assistant/ LRF Falls Forum: Paula Murray
Phone: 360-1046 Line #103 Hours: M-W-F 9:30am—3:30pm
email: Paula@lakeridgefalls.org

Guardhouse: 355-1328 / Security@lakeridgefalls.org

4200 Lakeridge Blvd. Sarasota, FL 34243

Dear LRF Resident:

As you know, the corona virus pandemic is having a major impact on each of us personally and on local businesses. Falls Forum ad sales championed by Clark McFall over the last nearly 20 years have been able to defray production and mailing costs. We have already had a few advertisers pull their ads, and we expect to lose more. In the current business environment, it will be very difficult to replace lost advertisers. That's not to say we are not going to try. But in order to lower expenses, we need to take what may seem like drastic measures. We all hear daily that we need to "think outside the box" in whatever the new normal will be.

We will continue to publish the Falls Forum, however, we **MUST** reduce costs. The Falls Forum is available on our website and we encourage all residents to view it in this manner. An email will be sent to you each month when the online version becomes available. Unless you respond otherwise, this will be the **LAST** issue that you will receive in the mail. Printed copies of the Falls Forum will continue to be mailed to our residents who do not use a computer. **If you desire to receive a hardcopy in the mail and have not already done so, please email Paula at paula@lakeridgefalls.org or leave a voicemail message at 941-360-1046 x-103 to let her know.**

Thank you for helping us reduce our Falls Forum expenses.

LRF Board of Directors

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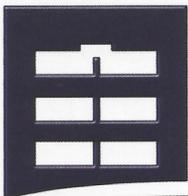
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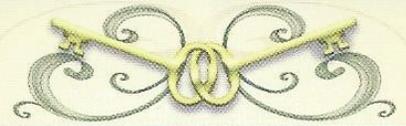
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Property Manager Report

by *Oded Neeman*

Amenities – Pool, Clubroom, and Clubhouse

Closed – As many of you know, all amenities have been closed since March 20th, 2020, due to the Novel Coronavirus (COVID-19) situation and the Stay-at-Home Order that has been issued by our Florida Governor. As far as LakeRidge Falls' operations go, Mrs. Paula Murray and I will attempt to keep as much normal business activities as possible by working remotely and monitoring our emails and voicemails. While working from home during regular business hours, i.e. 8 am – 5 pm, I will be onsite at least 3 times a week overseeing essential and emergency projects which cannot be performed virtually. Therefore, please don't submit landscape requests, for example, if they are not urgent such as in the case of a broken irrigation head or a dead palm tree. Of course, LakeRidge Falls' vendors will still be working on essential maintenance projects such as mowing and pool cleaning. However, the community facilities will remain closed and secured as much as possible. If you absolutely must see us in person because you may need an RFID sticker, for example, please make sure to set an appointment first. As explained in the past, the Board of Directors will continue monitoring the situation, but it could be several weeks until we would be able to reopen the facilities. We will continue to keep you updated on what actions will be taken helping to protect our members, residents, and guests.

Good Neighbors – It is overwhelming and heartwarming to observe the amazing members of this community coming together and helping each other in these difficult times. Since the crisis started, we learned that a group of residents led by Mr. and Mrs. Tierney came together offering their assistance by sharing valuable information. We also learned that Mrs. Janie Davis and Mrs. Carol Hoffman's incredible initiative of offering face masks to the members of the community asking nothing in return but a minimal donation to a children's charity organization. Then there were Mr. Alvin Autry and Mr. & Mrs. Ray & Barbara Weigand, members of the community, who shared useful information and tips on how to perform safe grocery shopping. Thanks to Mrs. Paula Murray's

amazing work all this great information can be found on the Association's website under the tab [News - Good Neighbors Update](#). Finally, please make sure to keep in touch with your neighbor during this major crisis. Some residents of the community are individuals who live by themselves. The current situation may prevent family members or close friends to visit them. Therefore, please attempt to check on them daily or if they wish to share with you their emergency contact information. Offer to help those who are not computer savvy to obtain services, which are not currently available. Please attempt calling your neighbors as they might just need someone to talk to. Please be a good neighbor. It makes a big difference.

GoToMeeting – In an attempt to continue a normal line of business, the Board of Directors directed me to establish an account with GoToMeeting. For those who are unfamiliar with this online service, GoToMeeting is an online meeting conferencing service that enables users to meet in a virtual meeting room. This can be done by placing a regular phone call or by logging to a link. Each meeting can host up to 250 participants so members who wish to attend will be able to do so. The service allows the Association to conduct a regular line of business while ensuring social distancing. In the last couple of weeks, we conducted several meetings. As with all new things, we are in the learning phase and may make some mistakes. We promise to learn from these mistakes and correct them as we get familiarized with this service tool. Regardless, we encourage, as we always do, everyone to join scheduled meetings. Of Course, we will be more than happy to assist those who need help logging in to such meetings. In the meantime, meeting dates, agendas, and most importantly instructions on how to join such meetings are posted on the Association's website under the tab [News - Meetings](#).

Coronavirus Scams – The coronavirus is not the only thing that spreads like wildfire right now. Unfortunately, scammers find the current situation a fruitful pasture to conduct their unlawful business. The Federal Trade Commission (FTC)

Continued on Page 6

was fast to react and published a pamphlet titled Keep Calm and Avoid Coronavirus Scams. In the pamphlet, the FTC advises that you should:

- **Ignore offers for vaccinations and home test kits.** Scammers are selling products to treat or prevent COVID-19 without proof that they work.
- **Hang up on robocalls.** Scammers use illegal sales call to get your money and your personal information.
- **Watch out for phishing emails and text messages.** Don't click on links in emails or texts you didn't expect.
- **Research before you donate.** Don't let anyone rush you into making a donation. Get tips on donating wisely at ftc.gov/charity.
- **Stay in the know.** Go to ftc.gov/coronavirus for the latest information on scams. Sign up to get FTC's alerts at ftc.gov/subscribe.

Going through the items to watch for, one may see "phishing emails and text messages." More than ever, this is the time to watch for such phishing emails, text messages, and phone calls. Here is why. A longtime resident of the community notified us regarding an IRS news alert. In this news alert, IRS issues a warning about Coronavirus related scams, mainly the stimulus checks to be issued by the federal government. Please be incredibly careful of anyone talking to you to do anything with the stimulus checks. For more information on the matter, please visit the News Releases section on the IRS website. As always, we appreciate all bringing these matters to our attention.

Personal Safety – With the amenities closed, leisure activities canceled, and some public beaches out of reach, many of the community residents find comfort in a daily walk or a bicycle ride around the community's open common areas. For this reason, we ask that residents practice extra care when driving around the community and/or when placing items outside their property. The importance of this matter is of high priority as it involves personal safety. Please make sure to drive slowly and carefully around the community and please be aware of your surroundings. If you are placing your garbage or yard waste on the curb in front of your property the night before, please make sure to do so in

such a way that it will not jeopardize pedestrians and/or cyclists. Remember, emergency rooms are not a place someone wants to visit especially now with the coronavirus outbreak. We wish to thank you in advance for your cooperation and assistance on this super important matter.

Scott Stillwell - Matthew Kendrick – Allied Universal Security Services, LakeRidge Falls' security service company, informed the Association a few weeks ago that Mr. Scott Stillwell, LakeRidge Falls' assigned captain, was awarded a managerial position with the company in the Fort Myers area. Kindly enough, Allied Universal Security Services allowed the Association to interview a couple of candidates they considered for the job. Following these and after some consideration, Mr. Matthew Kendrick was selected for the position. Mr. Kendrick has extensive experience in both the customer service field, where he served many years as a sales professional, and the security industry, where he served as a Security Supervisor for Allied Universal Security Services in Nashville, TN, before moving to Florida. As in previous turnovers, Mr. Kendrick had a couple of days to shadow Mr. Stillwell and go over LakeRidge Falls' post orders. That said, it may take Mr. Kendrick a few weeks to become familiar with the community. Until then, we wish to thank all residents in advance for their understanding and support during this transition period. With the help of the wonderful residents of LakeRidge Falls, we are confident this will be a smooth transition.

Back Gate – Staying on a somewhat related topic, a couple of weeks ago the back gate located off Lockwood Ridge Rd remained opened. Based on a Gatehouse's report, a fire truck was dispatched around midnight to the community on, what one may rationally conclude, an emergency matter. After entering the community, the back gate remained open. Here is why. In order to enter the community, the firefighters most likely used their Knox Box emergency key. For those who may wonder, a Knox Box system is a small box located near an entry point, such as a building's door or a gate, that has a switch or a key that unlock such entry point. As one can imagine, this is used by first responders and first responders only. Now, the reason why the gate remains open is that switch

Continued on Page 7

remains open. Therefore, we placed a call to the Southern Manatee Fire Department. An inspector was dispatched within an hour to turn the switch off. The gates are now working up to par.

Waterfall – We received a report that there was erosion on the south side of the waterfall. Upon my inspection of the area, it was clear that the waterfall was overflowing thus causing a large sum of water to wash towards the lake located south of the waterfall. As a result, a portion of the soil underneath the south part of the waterfall’s basin eroded as well as some areas leading to the lake. Of course, we immediately called Smiley Pool Services, LakeRidge Falls’ pool, and waterfall maintenance company. To avoid any potential damage to the structure itself, it was agreed that the waterfall should be turned off and emptied. The Association already obtained the professional opinion of a structural engineering firm on how to repair the erosion and provide a solution on how to prevent this from happening again. We hope this issue will be resolved soon, but please note that it may take a few weeks. In the meantime, and for your safety, please make sure to stay away from this area. Thank you in advance for your cooperation in this matter.

Erosion – Speaking of erosions, here is a similar issue. The Association amenities center have gutters and downspouts. As one can imagine, the goal of these is to redirect the water away from the buildings protecting the structures themselves. Furthermore, most of the downspouts are connected to corrugated pipes which are redirecting the flow of water away from the clubhouse, some to large landscape beds while some to the lakes around. During last year’s renovation project, one of the contractors eliminated one of the downspouts. As a result, the remaining downspouts along this section of the gutter had to handle the extra flow of water. What happened next was that the increased water flow in the corrugated pipes of these two downspouts eroded the lake bank they were directed to.



Here is what we had to do to solve this problem. First, we exposed the entire eroded area. We then tested the corrugated pipes to ensure the issue is water flow rather than a leak along with one of the pipes. When the possibility of a leak was eliminated as a cause, a new corrugated pipe was connected to this exit point, laid inside the eroded area, and placed at the lake edge. Then, another water test was conducted ensuring the water drains to the lake and there are no leaks along the line. To conclude the work, we filled the exposed eroded area with rocks and soil and then installed sod. The collage above details the steps we took to resolve this problem.

Continued on Page 8

Power Outrage – During one of the weekends, we received reports that power outages were affecting several areas in the community. As we came to learn later, a transformer along Cascade Falls Drive blew creating a ripple effect that impacted nearby areas. As a side note and just in case you wonder, the transformers are those green Florida Power & Light's (FPL) electrical boxes located in residents' front yards. While it took about five hours for FPL crews to replace the defective transformer, as reported by residents, power was restored to most sections in a relatively short time. One of those sections included the clubhouse. While power outages are not uncommon, the impact it had on the clubhouse this time around was unique.

Soon after FPL crews resorted power to the clubhouse, the lights in both the aerobics and multi-purpose rooms started to flick at a high rate of speed. As a resident humorlessly described it to me, it seemed like the clubhouse was possessed by ghosts. Responding to this incident, I arrived on-site to inspect the matter. After a short inspection, I soon learned that also the security cameras, fire alarm, air conditioning units, and outdoor path lights were not working properly. It was clear that the surge from the blown transformer had some sort of an impact on the clubhouse electrical system. Based on the advice of a professional vendor, I reset the power to those electrical components. Thankfully, this did the trick as most components were up and running again resuming to a normal operation mode. I said most because two of the air conditioning air handlers would not reset. Therefore, and first thing Monday morning, Arctic Air Services, LakeRidge Falls' air conditioning maintenance company, was on-site to repair the matter. Thereafter, all systems were up and running again.

LakeRidge Falls' Wildlife – With all the craziness that is going around, I thought it will be nice to share some positive and joyful news. With fewer humans around, LakeRidge Falls' wildlife is unveiling itself with all its glory. Below is a collage of pictures I took this week of the wonderful wildlife of LakeRidge Falls.



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July: *The Radium Girls* by Kate Moore, 480 pgs. 2017
Aug: *A Woman Is No Man* by Etaf Rum, 352 pgs. 2019
Sept: *Falling Angels* by Tracy Chevalier, 321 pgs. 2002
Oct: *The Dutch House* by Ann Patchett, 337 pgs. 2019
Nov: *The Library Book* by Susan Orlean, 336 pgs. 2018

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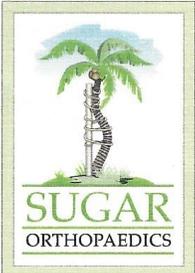
Only \$1.00 per line, five line limit. Deadline is the 20th of each month. See Paula in the Clubhouse Building.



LakeRidge Falls *Art* League
by Jackie Hathaway, President

The Art League currently plans a new exhibit and reception for Sunday, May 17th from 4:00pm - 6:00pm. The exhibit theme is "Asia" and the challenge board theme is "Red and Gold".

Watch for any changes that might be made.



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Hurricane Preparedness Group

by *Jim DuGranrut*

As we all know, hurricane season begins on June 1. This year, it will be a bit more challenging to prepare for potential storms due to the changes created by the corona virus pandemic. The weather will not pay any attention to the lifestyle changes we have all been forced to make and if a storm is coming, it will definitely not adhere to social distancing. It is now even more important that everyone make a comprehensive plan and make it early. Check your hurricane supplies - you may need more or different items than you need for "sheltering in place." Review the Hurricane Preparedness Manual and review the Manatee County Disaster Planning Guide. Copies of the Manual and the Planning Guide are available from Oded. You can also view the Manual on the LRF website under the Policies tab and the County Planning Guide and much more emergency planning information at: https://www.mymanatee.org/departments/public_safety/emergency_management

No one knows for sure whether our area will be impacted by a storm this year, but forecasts indicate that an above normal number of storms are expected. While an increased number of storms does give a greater chance of an impact to our local area, even a season with only one storm would be a disaster if that one storm hits you. So be ready. Make a plan. Consider holding a personal drill to see if your plan is adequate. Remember that Lakeridge Falls is not in an evacuation zone and it is not likely that flooding due to storm surge would be a hazard, but we still could be impacted by high winds and could potentially lose electricity. If loss of power would create a life threatening condition, make sure you have alternative arrangements made. Your plan should include communications with someone locally and someone outside the area who knows what you plan to do and if you plan to go somewhere else to ride out the storm. Check with your neighbors to see what their plans are and let them know what you are going to do. Protect important documents (ID's, Insurance, Deeds, etc.) or be prepared to take them with you if you go someplace else during the storm.

If you are leaving the area for the season, make sure you make provisions for the protection of your property before you leave. Contract with a service or arrange for someone to put up storm shutters or otherwise secure your property. Put away any outside items that may be blown away or blown into your neighbors' homes in the event of high winds.

In the event that conditions require that the plan be activated, members of the hurricane preparedness team will be securing the community facilities in advance of severe weather. If you are available and able to assist with putting away the pool furniture and other tasks, provide your contact information to Oded. We will contact you when preparation activities are scheduled - your help will be needed and is greatly appreciated. The Hurricane Preparedness Team, working together, is essential to the successful response to a severe weather event.

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