

LakeRidge Falls

4200 LakeRidge Blvd.
Sarasota, FL 34243

06-24-2022

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

Personal Vacation – As reported, I was out of the office for a personal vacation for the past few weeks. Also as reported, I was scheduled to return to work on Monday, June 13th, 2022. However, and as we say in Yiddish, the old Jewish language, Mann Tracht, Un Gott Lacht, which literally translates to “Man Plans, and God Laughs.” Or in other words, despite our most careful planning sometimes God has other plans. Here is the story in short as a few rumors have been spreading around.

My family and I flew to Israel to attend my nephew’s wedding and to enjoy a two-week family vacation. In preparation for the flight back and per CDC regulations at the time, we had to present a negative COVID test to travel back to the United States. The problem was that... four out of my five family members had a positive test... With no other options and per the restrictions of the airline company, we had to push our flight back by a week. Ironically, a couple or so days later the CDC lifted the restrictions of presenting a negative COVID-19 viral test.

The good news is that we all had minor to no symptoms, felt good, and are happy to be back home.

This is a great opportunity to thank Mrs. Suzi Weinstein, your Board of Directors Secretary, Mr. Scott Sims, your Board of Directors Vice President, and Mrs. Paula Murray, LakeRidge Falls Community Assistant, who covered for me while away. Knowing what the job entails, it should be recognized that all three worked hard in ensuring the Association would operate smoothly. It should also be recognized that they did an amazing job. And for that, I, and I am sure the entire community, thank them!

Backflows – This is to inform all that the WaterWorks, a certified and licensed plumbing company, is in the mix of inspecting all backflows in the community. Once they are done, the WaterWorks will submit the proper forms with Manatee County on behalf of LakeRidge Falls’ homeowners ensuring the proper certification process was completed. If you have a WaterWorks tag on your backflow with the current month punched, then this is an indication that your backflow was already inspected and passed the certification test. However, if you don’t have an updated tag, it could be one of two options: the backflow is yet to be inspected or the backflow failed the test. If your backflow failed the certification process, you should receive a notice by next week from the WaterWorks stating the problem with the backflow. Failing to address the issue will result in Manatee County sending a final notice. If you receive a notice that your backflow didn’t pass, you can use any plumbing company recognized by Manatee County to correct the matter. After the matter is addressed, the plumbing company you use should submit the proper certification for you to Manatee County.

Power Surges – As most know, lightning strikes can lead to a power surge. This sudden spike in the electrical current can overload electrical systems causing damage to outlets, plugged-in appliances, and other electronic devices. While surge protectors provide a layer of protection against such power surges, they are not “bulletproof” devices. And why do we bring this matter up? Well, it is apparent that some lightning struck this area last week. Here is why.

Upon my return, it was noted that a couple of electrical devices malfunctioned, both of which seemed to be the result of a power surge. One was a barrier arm at the back entrance to the community that was stuck in the up position. The

other was the fridge in the clubhouse kitchen which was not cooling. Wasting no time, we placed service calls with Moss Integrations Solutions (MIS) for the gate issue and with Badger Bob's Services for the fridge problem. To make a long story short, MIS techs reported that the barrier arm's control board didn't seem to be passing on power to the motor. Therefore, they had to order a new board and come a couple of days later to replace the defective board. As far as the fridge goes, Badger Bob's Services tech reported that the fridge needs a new... main control board. The part was ordered and we hope it will be here by next week.

Waterfall – During its May meeting, the Board of Directors approved two proposals by Smiley Pool Services, LakeRidge Falls' pool, spa, and waterfall maintenance company, for replacing the waterfall's filter and filter pump as both reached their useful life. This is why, as a side note, residents who reside in proximity to the waterfall heard loud metal noises coming from the waterfall. Back to our story, Smiley Pool Services was on-site on or around June 13th to perform this job. For this reason, the waterfall was turned off. However, and as some may expect, Smiley Pool Services experienced a couple of setbacks. The first had to do with the electric junction box. The 20+ years old electric box that provides power to the pump had to be replaced and raised after it was noted it was full of dirt and falling apart. The second had to do with COVID. Unfortunately, some of Smiley Pool Services' staff members contracted covid which limited their schedule to essential maintenance jobs only. Nevertheless, we are happy to report that the job was completed yesterday, and the waterfall is up and running again. Below are a few pictures taken by Smiley Pool Services during this project.



As always, have a healthy and safe weekend.

Sincerely,

Oded Neeman - CAM

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