

LakeRidge Falls

4200 LakeRidge Blvd.
Sarasota, FL 34243

07-22-2022

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

Backflows – Many residents received a Final Notice letter in the mail from Manatee County warning them that they must certify their backflow, otherwise the county will charge them x amount of dollars to perform this task for them. As we have learned from past experiences, Manatee County's computerized reporting system is not one of the easiest systems to work with. If you are not one of the five homeowners who were notified by email from us that their backflow had failed, ***please ignore this letter.***

As we were informed by The Waterworks, the certified and licensed plumbing company that was hired to perform the certification testing on behalf of LakeRidge Falls' residents, "you may have or will receive a late notice from manatee county regarding your backflow. Please disregard this, this happened due to the reporting process... You can also check the tag on the device and keep in mind it will be punched for 2022 NOT 2023 because it is "tested on" not "expires on". If you have any further questions feel free to reach out to Mike at The Waterworks at 941-794-6668."

Pool Furniture – If some of you wonder where the large round tables at the pool disappeared to in recent weeks, well this week you have gotten your answer. But before sharing more on this issue, let's talk about history because we are sure all loved this topic back in high school. Back in late 2018, the Pool Committee started playing with the idea of replacing the aging pool patio furniture. The topic came about right after the pool was resurfaced and while the Association was in the mix of the amenity center's renovation. After all, as some argued, the old pool furniture was an eyesore in comparison to the brand new and modern-looking pool. Since then, the members of the various Pool Committees, i.e. members change each year, worked on an action plan for purchasing new pool furniture. Acting within reasonable financial boundaries, the Board of Directors started the implementation of the plan in 2020 with the purchase of five brand new pool umbrellas. Last year, the Board of Directors approved, following thorough and detailed research work by the Pool Committee, the purchase of 25 chaise lounge chairs, 35 regular chairs, and 4 trash bin receptacles. This meant that this year the Board of Directors was scheduled to execute the last part of the plan, which involved, as one can guess, the replacement/refurbishment of the pool furniture tables.

Back in March of this year, the Board of Directors accepted Florida Patio Furniture's proposal for refinishing five pool tables with metal tops and purchasing twelve side tables with punch aluminum tops. Because most industries shrank dramatically due to the pandemic, a significant shortage in supplies occurred. This is why, in short, and super simple terms, it took four months for Florida Patio Furniture to deliver the products that were ordered four months ago. Besides the point, and going to what we started with, the large round tables that were taken a few weeks ago to be refurbished and the new small side tables were delivered this week. While Florida Patio Furniture did an amazing job with the refurbishment and delivered quality side tables, they

delivered all items in the wrong color... You see, the Association ordered white tables to match its current and new pool furniture. Unfortunately, Florida Patio Furniture delivered ivory-colored tables.

The good news is that Florida Patio Furniture took ownership of this matter. Therefore, Florida Patio Furniture is scheduled to be onsite again to pick up all tables and redeliver them on a later date but this time, hopefully, with the right color. We wish to thank all pool users in advance for this temporary inconvenience.

Raccoons – We received a report this week from a resident stating that a raccoon was spotted behind her house a couple of times in the late afternoon. Therefore, it is important to once again advise residents of some important safety tips related to raccoons in particular and wildlife in general:

Do not feed them – artificially feeding wildlife may result in larger animal families that their natural food supply can't support. Therefore, they become more and more dependent on humans. As a result, they may lose their natural fear of humans which may lead to property damage and endangers surrounding neighbors.

Do not leave your garbage outside unsecured – raccoons are pretty smart animals as they can figure out a way inside an unsecured garbage container. Therefore, please make sure to use a garbage container that has a locking/clamping lid.

Do not leave pet food outside or in the lanai – this also means not to leave your pet outside unattended as raccoons may attack dogs or cats if they feel threatened by them.

Do not handle raccoons yourself if you feel threatened – instead, please immediately contact nuisance wildlife professionals. A nuisance animal may be removed from a property as long as the professional follow Florida Administrative Code (F.A.C.) 68A-9.010.

For more information about raccoons, please take a moment to read the attached pamphlet by Florida Fish and Wildlife Conservation Commission called "[Living With Raccoons](#)." We kindly ask for residents' cooperation on this matter. Please help us to protect LakeRidge Falls' wildlife.

Landscape Matters – Some may have noticed while some may not be aware of it that the irrigation sprinklers and rotors were not coming on during their normal scheduled times. Here is the story behind it. During the past few weeks, we experienced significant amounts of rain. As such, it would have been pointless, not to say a waste, to irrigate the grounds that receive ample amounts of water. Therefore, the irrigation is turned off during days or weeks in which a significant amount of rain is anticipated to fall. Moreover, and as reported in the past, the Association is limited by the amount of annual water it can consume to irrigate its grounds. This is because the Association must comply with its water permit, which is issued and governed by the South Florida Water Management District (SFWMD), a governmental agency that regulates Florida's water resources. Therefore, please don't be alarmed if you don't see the irrigation coming on during the time you are used to seeing it working. We hope you find this information useful.

On a related matter, this week we had BrightView Landscape, the Association landscape maintenance company, on-site performing an insecticide treatment on all turf and bushes. In short and simple terms, this preventive treatment is performed to specifically target and kill insects that may damage the Association's landscaping.

As always, have a healthy and safe weekend.

Sincerely,

Oded Neeman - CAM

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