

## Lakeside Newsletter – January 2018

Here is the next edition of our Lakeside Association Newsletter to keep you informed of important activities. If you have any comments, questions or suggestions for content please email the editor, Steve Bahns E-409 ([sbahnsqp@gmail.com](mailto:sbahnsqp@gmail.com)).

### Improvement Projects

- Repainting all buildings – **WINNER - VERSION #4**
- Since the vote was so close, a SECOND survey was emailed on Jan. 3<sup>rd</sup> for owners to vote on the two most popular choices; 3 and 4.
- Choice # 4 was selected 62 to 34, and announced at the Jan. 17 board meeting. This project is scheduled to be completed in April.
- Results of the ORIGINAL color survey:
  - Version 1 – 28
  - Version 2 – 16
  - Version 3 – 51
  - Version 4 – 49
  - Keep the Same - 10

### Did You Know?



A “**Meet & Greet**” party will be held in the Clubhouse at 5:30 pm on Feb. 1<sup>st</sup>. Italian food will be provided. BYOB.  
**Come and meet your neighbors!**

The Annual Election Meeting is Feb, 21st at 7:00 pm in the clubhouse. A second email was sent from the office on Jan. 22<sup>nd</sup> containing the ballot and proposed amendments to our by-laws. We must have a minimum of 42 units voting (20%) to conduct the election meeting. Also, 53 (25% of units) for a quorum to conduct annual meeting business. We also need 108 affirmative proxies to adopt amendments. **So please submit your ballot and proxy by Feb. 21<sup>st</sup> if you will not be attending the meeting.**



The book club meets every 3<sup>rd</sup> Thursday a month in the clubhouse at 11am. Last meeting ends in April. If you are interested in starting up another book club, please contact Jan Honor.



Every Sunday and Monday at Noon in the pool.  
**Come and get fit!**





**Grow your own vegetables, herbs and flowers!** We have a parcel of land between Lavers Circle and 10<sup>th</sup> St. available to residents who wish to do some gardening. The wonderful Florida climate makes it possible to grow tomatoes, lettuce, beans, etc., even if you are only here for a few months in the winter. It's amazing what you can do with just a small plot (look up "square foot gardening"). We also have a compost bin. By throwing in your vegetable and fruit peels you help reduce the garbage load and make new soil. It's very easy to place your compostable items at the bottom of your freezer and just stroll to the garden once in a while. You are helping the environment and your association, plus you get some exercise!

Email Cati Flater ([catflat1991@hotmail.com](mailto:catflat1991@hotmail.com)) or Judy Rubin ([heviude127@hotmail.com](mailto:heviude127@hotmail.com)) for details.

### **New Policies!**

Since the Association can NO longer provide interior unit courtesy inspections for owners who are away, if anyone knows of a company performing this service, please reply to this email so everyone can be notified.

### **Area Real Estate Development**

We asked the developer of the new Delray Plaza to give us an update and here is his response:

From: Terry Marks  
Sent: Wednesday, January 17, 2018  
To: Susana Moreira  
Subject: Re: Lakeside Association - Delray Beach Project Update



Susana, Happy New Year, update for your residents.

1. Construction has commenced in the two story office/ retail building adjacent to the Pet store and Pollo Tropical. The drive-thru's will be enclosed to relocate Subway on the end cap with a nice outdoor patio for dining with the newest interiors. " First in Delray. " Residents can view the 2 marketing boards inside the current store.
2. PAPA Italian will be relocating to a brand new space on the ground floor in the building. Outdoor patio included.
3. Several long standing tenants in the existing building closest to Lavers will be relocating into new spaces in the two-story building upstairs.
4. Once we have those spaces completed and the tenants relocated to open - hopefully in a few months, we will commence the construction on the east side of the property. We are signing new upscale retailers to serve the area. We'll send a list from the leasing folks, new restaurants etc. Schedule to open the Whole Foods and New shops is still scheduled for early 2019.

We still have interest in discussing the 1 acre triangle vacant parcel behind the office building and Pollo Tropical. We have some ideas that would make the parcel ideal for the residents and the center. If you would like to discuss further please let me know.

## What's The Latest In Property Values?



Sales since the last update:

<u>Date</u>	<u>Unit</u>	<u>Bed/Bath</u>	<u>Sq Ft</u>	<u>Purchase Price</u>
12/01/17	D-501	1/1	820	\$143,000
12/20/17	E-204	2/2	1247	\$215,000
01/25/18	F-110	2/2	1353	\$215,000



Our website is "[WelcometoLakeside.com](http://WelcometoLakeside.com)". Click the Owner Login button on the landing page to access all Newsletter editions, Rules and Regulations, plus additional information. The password is "[WelcomeHome](#)".