



Painesville Township Holiday Party – from Painesville Township Newsletter

The inaugural Township Holiday party will be at fire station 3 on Hardy Road and all Township residents are welcomed. Refreshments and snacks will be served and children 10 and under will receive a small treat. Activities are planned for children including pictures with Santa and cookie decorating. This is a free event sponsored by the Painesville Community Improvement Corp. and Painesville Township.

Saturday December 8, 1:00 to 4:00 PM

Vandalism at our Parks

On Saturday November 3 between 2PM and 3PM a fire was intentionally ignited in both port-a-potty units located in both of our parks. The Painesville Township Fire Department was called concerning the Pebble Beach Park fire and they rushed to put it out but then it was discovered that another fire was set in the port-a-potty unit at the Lake Beach Park. The damage was limited to complete destruction of both port-a-potty units along with irreparable damage to the privacy fences surrounding each. At the Pebble Beach Park the heat from the fire also scorched the shed but didn't cause any structural damage.

Both the Painesville Township Fire Department and Lake County Sherriff are still investigating but after some initial information and investigations, resolution of the case has seemed to slow. If you have any information to offer please contact Lt. Lagerstedt of the Fire Department at 352-7443.

There's an article in this newsletter from our legal counsel concerning vandalism that I hope you take the time to read. We have insurance to cover these kinds of occurrences so our property is protected but just as with homeowner insurance you don't want to file claims unnecessarily. In this case, the dollar amount of the damage and that of our deductible aren't that far

apart so we won't be filing a claim but regardless it costs each of us directly as our General Fund must provide for repair of the privacy fences, repainting of the shed along with paying a "deductible" to cover the costs of the port-a-potty units. We aren't responsible for the entire cost for the port-a-potty's but our contract does call for a small compensatory fee on our end for replacement costs.

Since this initial incident we have received numerous calls and emails from residents who have seen "questionable" behavior or actions in the development and have wondered what they should do. If something just doesn't seem "right", please contact our Sherriff's Office. If it's an emergency please call "911" direct but if it's not an emergency and you feel it should be looked into, then call 354-3434. In both cases it will be answered by the same office but it keeps the 911 emergency lines open for true emergencies.

Remember all of Lake Erie Shores Homeowners Association properties are private property reserved for use by our residents and our guests and we are responsible for the behavior and actions of our guests. If uninvited "guests" are using our facilities, they are legally trespassing and those sorts of actions are best to be addressed by the Lake County Sherriff Department.

We will make more information available to you as it becomes available. Again, if you have any information please let Lt. Lagerstedt (352-7443) know.

All Owners Pay For Vandalism - The law firm of Kaman & Cusimano

Damage to association property costs all owners dearly. It is important to note that there is a huge difference between an accident and a malicious act of vandalism. Should you accidentally cause damage to association property or common elements, own up to the accident. Notify the association which will cause the repairs to be made and your account billed.

Vandalism, on the other hand, is a cost assessed to all owners.

Vandalism may be writing on a door or ripping wallpaper off the wall. It may be yanking out association flowers or spray painting a sign. No matter what form vandalism takes, it is an unnecessary cost assessed to all owners. Remember, owners are also responsible for the acts of their guests.

Each year the board prepares a budget to address the anticipated expenses of the coming year. The budget includes costs for many items including personnel, routine repairs, contract services, and insurance. A budget does not include the costs of intentional damage to association property or common elements.

Association property and common elements are an extension of our homes. Owners would not permit intentional damage to the inside of their homes to go unreported. Similarly, if an owner witnesses someone in the act of vandalism, please take the time to immediately call the police. A failure to call the police to report the vandalism results in all owners paying for the vandalism.

Chuck Hillier - Volunteer Trustee

Happy Holidays to everyone! As I write this Thanksgiving just ended, our first real coat of snow is lying on the ground and Christmas and New Years are just around the corner. It's surely a busy time for everyone and as a board we are as well. We have been busy with the usual business for this time of year as we prepare budgetary wise for 2013 but also with the crazy act of vandalism that occurred at both parks and cleaning up after the remnants of Hurricane Sandy passed through.

The initial draft of our budget is written and has been sent off to each board member along our Finance Committee Chairman Randy VanBuren. Within a week we should have our meeting with the Finance Committee to achieve final numbers but what I can promise you is that there will be no increase in the annual fees for 2013. From a financial standpoint we are very sound; I personally am very pleased with the work Bob Guarino (property manager) and the entire

staff at First Realty Property Management Company has done for us and I am hopeful you are as well. I anticipate we will once again finish the year in the black which will enable us to make some property improvements in 2013. I'd like to share more information with you today but until we conduct our budget review with the Finance Committee it wouldn't be proper.

October expenses totaled \$21,327.35 which includes a monthly deposit to Reserves of \$984.50. Some of our larger non-monthly expenses included \$1,747.50 for engineering costs, part of which includes the plans for the Lake Road side to connect Zephyr Lane to Tradewinds Cove in 2013. We had legal expenses of \$2,990 attributed to collection of debts and an incredulous water bill which exceeded \$9,000 that we are still fighting; stay tuned for more information on that one.

Like many of you we were hit hard by the remnants of Hurricane Sandy and those expenses and maintenance repairs will be addressed in the coming months through next spring when we will be replanting some of the trees that were toppled or destroyed. Please note that we do not feel it obligatory to replace every tree that either dies or is damaged, instead we evaluate the landscape of the area and address it by need. We appreciate the time to explain our decisions and are always open to your feedback.

If you have any questions please don't hesitate to contact me at home (926 Pebble Beach Cove – 350-1640) or via email at avcmcchi@sbcglobal.net. This is your Homeowners Association, your neighborhood, get involved and make it better! The Finance Committee could use additional members if you're interested.



Lake Road tree blown over by Sandy winds.

In closing I wish each of you and yours a very blessed Christmas Holiday season and the Happiest of New Years!

We should have no regrets. The past is finished. There is nothing to be gained by going over it. Whatever it gave us in the experiences it brought us was something we had to know.

Rebecca Beard



Contact Information



Lake Erie Shores Web Site
www.LakeErieShores.com

Home Owners Association Committees

Welcoming Committee (welcome@lakeereshores.net)

Covenants/Restrictions Committee Chair – Bruce Buffie
 (buffie723@att.net)

Financial Committee Chair - Randy Van Buren
 (rcvanburen@sbcglobal.net)

Landscaping & Beautification Committee - Dave Spall
 (davidspall@sbcglobal.net)

Recreation Committee Co-Chairs - Jonathon Adkins
 (jonsuzannaadkins@sbcglobal.net) and Cory Wertch

Volunteer Coordinator - Paula Haumesser
 (paulahaumesser@sbcglobal.net)

Newsletter Committee Chair – Jim Sorenson
 (newsletter@lakeereshores.net)

Board of Trustees

John Guinan

alishenry@aol.com

1575 Clipper Cove

440-358-1424

Chuck Hillier

avcmcchi@sbcglobal.net

926 Pebble Beach Cove

440-350-1640

David Spall

davidspall@sbcglobal.net

1534 Clipper Cove

440-637-4559

Lake Erie Shores Management Company

First Realty Property Management, Ltd.

6690 Beta Drive, Suite 220

Mayfield Village, Ohio 44143

440-720-0100 (office)

440-720-0973 (FAX)

LES Property Manager is Bob Guarino

rguarino@firstrealtypm.com