

Poets' Landing

CANDLEWOOD LAKE

CONDOMINIUM AND MARINA

SPRING 2019 ASSOCIATION NEWSLETTER

BOARD OF DIRECTORS

Jason Prior, President
Jokelly Wolk, Vice President
Geoff Ringler, Treasurer
Jeff Dakin, Secretary
Mike Rogers, Director

Dear Residents:

Now that spring has sprung we have a lot to share with you....

Pool & Beach Area:

The Association is continuing with the security company, Securitas, for the pool and beach area for the upcoming summer season that starts Friday, May 24th. The security guards will be on site on Fridays from 7:00pm to 2:00AM; Saturdays from 6:00PM to 2:00AM; and Sundays and holidays from 6:00PM to midnight. The Board is also continuing with a pool/beach attendant for Saturdays, Sundays and holidays from 11:00AM to 6:00PM. Again, as last summer, you will need to sign in at the pool and also wear your pool/beach bracelets while at the pool and beach. The pool attendant starts Saturday, May 25th.

The Board has changed the pool and beach bracelet color for this year, it will be turquoise for summer 2019 for Poet's residents (and hot pink for Reynolds Road residents who are only allowed at the beach). Last year's bracelets will not be used. As a reminder, you will receive a bracelet for each person that lives in your unit (maximum of four). Children under the age of 12 do not need their own bracelets as they must be accompanied by an adult while at the pool and/or beach. Each unit is allowed a maximum of four (4) guests at any one time while at the pool and/or beach and a resident must accompany their guests at all times at the pool and/or beach.

Robin Cleary, the assistant property manager, will be on site on Wednesday, May 15th from 5:00pm to 7:00pm and again also on Wednesday, May 22nd from 5:00pm to 7:00pm to distribute bracelets. Robin will be at the pool or in the clubhouse, weather depending. If you cannot make either of those two dates to pick up your bracelet you may stop by REI as of Wednesday, May

15th, to do so and may do so any Monday to Friday, from 8:30am to 4:30pm to get your bracelet. REI's address is 2A Ives Street, Danbury, CT 06810.

Additionally, please note that if you have not submitted your 2019 annual owner/tenant form you will **NOT** receive your pool/beach bracelets. Attached is another copy of the form if you need it. If you are an owner and want to allow your tenant to pick up your pool/beach bracelets you will need to provide a signed note giving them permission to do so.

Upcoming Projects:

The Board recently approved replacement of some interior building common area ac units & enhanced tree and shrub work including soil care. Additionally, exterior light fixtures will be painted as well as the exterior entryway doors of each building. The Board will be reviewing proposals for line striping, painting of green metal railings on each deck, staining of pergolas at the front entrance and repairs and painting of the green chimneys. More information to follow.

Communication:

Please go to www.poets-landing.us to see what is new and exciting at the Association, access forms and documents or to contact our management company, REI.

Committees:

As a reminder, the Board is looking for any Unit Owners that would be interested in serving on various committees. Some of the committees are: social, landscape and finance/budget. If you are interested please contact Robin Cleary at REI at rcleary@rei-pm.net. We would love to have more people involved in the community!

The Point and Clubhouse:

If you are looking to use the Point for an event you need to make arrangements prior to using it. Please note the Point area is not rented for exclusive use, it is a first come first serve basis and other residents in the community may utilize it the same time you are having an event. Please contact Robin Cleary at REI Property Management at rcleary@rei-pm.net with any request for an event at the Point or clubhouse. Please note there is a rental fee of \$250 for the exclusive use of the upstairs great room in the clubhouse. You must fill out a form and the rental agreement at least two (2) weeks prior to your event. You can obtain the forms by contacting Robin at REI.

Association Rules:

Attached is another copy of the recreation rules which includes pool, beach and clubhouse usage. Please make sure that you and your guests are familiar with them. We also wanted to remind you that non-potty trained children must wear rubber swim diapers when using the pool. Children's diapers should not be changed at the pool, beach or Point. Changing tables are provided in the clubhouse restrooms for diaper changing and disposal of diapers.

Also, attached is the "Quality of Life" document the Board developed which highlights selected association rules which we believe if followed will improve the quality of life at Poet's Landing. Also, as a reminder, each resident's daily living habits impact others.

Board Meeting Dates:

Please note the remaining dates for the 2019 Board meetings are as follows and please note if they are teleconference or in person meetings:

May 20, 2019 – 5:00 pm teleconference (Call 877.848.7030 and then dial access code 9408460 to join the call).

July 19, 2019 – 5:45 pm in person - clubhouse.

September 16, 2019 – 5: 00 pm teleconference (Call 877.848.7030 and then dial access code 9408460 to join the call).

December 2, 2019 – 6:15pm in person and then 7:00pm annual owners meeting – clubhouse.

Hot Water Heaters:

Just another friendly reminder to replace your hot water heater as the useful life is ten years. Please see the Associations' website for information that various vendors have provided. As a reminder, hot water heaters are a unit owner responsibility.

If you have any questions or concerns, please contact the Board of Directors c/o Alan V. Wunsch at awunsch@rei-pm.net at 203 744-8400 ext. 123 or Robin Cleary at rcleary@rei-pm.net at 203-744-8400 ext.122.

Thank you and here's to a great summer 2019.