



NEWS LETTER

**Summer is just around the corner-
boy time flies. We wish our
snowbirds safe travels and we will
see you all in the fall.**

Things to Know

The community improvement has been outstanding. Ric Tyrer and the HOA Board are working diligently to improve our community and relationship with management. Please take a minute to read the last few pages on what's been happening at Swan Lake Village as well as the message from management.

As you will read or hear changes are coming on policies and procedure in the community. All for the good of the community. We will have better communication from local and corporate management and a new phone alert system to notify the residents if something is happening within the park such as "water will be off for maintenance." More information will be communicated as the system is being activated.

Please stay connected and visit the community center for weekly news and updates within the community. We have the Waves, Web Site, outside message board, notices in the hall and Monday coffee. There are multiple avenues to learn what is happening in our community.

APRIL 2019 ISSUE 4

Attention current HOA members. 2019 dues must be paid to attend HOA Board meetings or receive your event discount.

NON-HOA members can join by contacting Brenda Weisenbacher: 330-283-4479 or drop off your \$5.00

check in the HOA box at the hall. Make check to: Swan Lake Village HOA and mark your lot number on check.

Event Tickets Sales: Monday coffee or contact Diane Struhar 440-759-5029 Swan Dr. B34. Once an event cutoff date has been determined NO more ticket sales will be available. If you are selling raffle or gift basket tickets for your event, you are responsible for the sale of them.

**Welcome Committee
Brenda Weisenbacher
330-283-4479 D-13 Golden**

**Diane Struhar
440-759-5029 B-34 Swan Dr.**

**If you would like to post something
in the newsletter please contact**

**Jim Weisenbacher 330-388-9333
D-13 Golden Rd.**

We welcome your thoughts

Third Annual Veterans' Day Parade

*On November 11, 2019, we will have a gathering of veterans at the community center.
At 11:11 am we will honor our veterans then follow with a golf cart parade around the
community.*

A free lunch will be served at the community center.

Swan Lake Community Web Site

www.swanlakeresidents.net

For new residents, our community HOA has a website you can access. We post the phone directory, HOA information and monthly activities. If you have a question about something on the site, contact Jim Weisenbacher at 330-388-9333.

WAVES: ontracnewsletter.com

The Waves is published monthly and available at the community center. Editor, Bob Jarvis, welcomes articles and pictures. wavesnews@aol.com

The community also has a BLOG:

www.swanlakevillagepeople.blogspot.com

Linda Fleming is the author of the blog. She does an excellent job posting local articles, pictures and emergency information for our Community.

Community Entrance Sign

Candy Hill, one of our board members, handles the signage board. All postings are reminders of monthly events.

More event details are posted on the HOA bulletin in the community center.

POOL GATE AND COVER

What many residents do not know is that residents open and close the pool year-round. The cover is owned by the HOA and maintained by us. Pat Jarvis and her crew get up early each day so, we can enjoy the warmth of our pool.

See Ric's update for new protocol.

Now heated Oct.1 thru May 15. Thank You, we need more like Pat.

IN NEED OF HELPERS

The HOA supports many monthly activities each year and could always use more helpers. You can chair an event or just volunteer to help. It's unfortunate the same group each year does all the work and barely gets to enjoy the function being held.

We are asking all members, especially those new residents, to please get involved.

Contact Candy Hill 606-669-0371 or the event chair if you would like to help.

YOUR 2019 HOA BOARD MEMBERS

President:	Ric Tyrer	828-545-2699
Vice-President:	Jim Weisenbacher	330-388-9333
Secretary:	Connie Hall	941-254-4125
Treasurer:	Marlene Taylor	941-201-4262
Event Coordinator:	Candy Hill	606-669-3094
Delegate at Large:	Becky Moore	941-201-6700
Delegate at large:	Maureen Daley	941-251-4295

To contact the board, by email use: swanlakevillagehoaboard@gmail.com

Let us know what your issue is and we work to resolve it.

If interested in becoming a board member, contact Jeff Wolfe: Phone 941-545-3971 Lot C-30.

The board has adopted a new interview process for all candidates interested in running. Our goal is to have the best qualified residents representing our community. All interested candidates must have been an HOA member for at least one year.

Community Courtesy Committee

Interested joining the committee contact: Jim Weisenbacher Phone 330-388-9333 lot D13

For those not familiar with the process, every September our committee meets with ownership to express our goals and improvement requests for the Swan Lake community. Ownership usually allows for two capital improvements plus listens to our requests and issues we may have.

All residents are encouraged to express their thoughts and ideas to the committee so we can represent everyone. If you do have a suggestion please come prepared with documentation on what you are recommending. Example: Want to see a dock added to the lake front. We need suggested location of this dock, length, material to construct it and cost. We cannot go to ownership with a request without ample documentation. Remember, anyone can complain, however solutions solve the issue. Get involved if you feel you can make a difference. Please stay positive; we do not need negativity from residents turning off others.

Regards: Community Negotiation Committee

HOA 2019 / 2020 CALENDAR OF EVENTS

DATE.	EVENTS	CHAIR PERSON
May 21 2019.	Dinner out.	Ric and Pam Tyrer
June 25 2019.	Dinner out.	Ted and Joanne Dinan
July 4 2019.	July 4th/Block party	Terry & Connie Carpenter
July 23 2019.	Dinner out.	Jim and Brenda Weisenbacher
August 27 2019.	Dinner out.	Lea West
September 24 2019.	Dinner out.	Jim and Brenda Weisenbacher
October 22 2019.	Dinner out.	Diane Struhar
November 5 2019.	Assoc. meeting.	Board
November 11 2019.	Veterans parade.	Pam Tyrer
November 19 2019.	Thanksgiving Dinner	Board
December 10 2019.	Annual HOA Meeting.	Board
December? 2019	Christmas Parade	Becky Moore
December 17 2019.	Christmas Dinner.	Board
December 31 2019.	News Years Party.	Becky Moore
January 11 2020	Breakfast.	Connie Carpenter
January 14 2020	Board meeting.	Board
January 28 2020	Dinner.	Connie and Terry Carpenter
February 2 2020	Super Bowl Party.	Jim Weisenbacher
February 8 2020.	Breakfast.	Connie Carpenter
February 11 2020	Board Meeting.	Board
February 25 2020	Country/Western	Dave and Darleen Vantil
March 1 2020	Ladies Tea.	Pam Tyrer and Marlene Taylor
March 17 2020	St Patrick's Dance.	TBA
March 14 2020.	Block Party.	Jim & Brenda Weisenbacher
March 10 2020	Board Meeting.	Board
March 24 2020	Italian Dinner.	Mo Daley
April 7 2020	Board Meeting.	Board
April 11 2020.	End of Season Party.	TBA
Sunday Night at the Movies	November Thru April	Community Center 6 PM \$2.00 Admission

New to Swan Lake Community

If you haven't been to the community center lately, management removed the old pool table replacing it with a new bumper pool table. The old exercise equipment was removed from the hall and state of the art equipment was installed in the game room. We will now have a bumper table, exercise equipment and two poker tables for your enjoyment. This is a nice selling point for the residents and you don't have to leave the park to get some exercise.

- ❖ Please wipe the equipment down with the sanitary clothes provided in the room.**
- ❖ Limit your time on the equipment so all can use.**
- ❖ Feel something is not working properly or being used correctly, fill out a service request form and give to management.**

Speed in the Community

There is an issue with speeding and running stop signs in the community. The residents requested speed bumps to slow down outsiders and even our own residents. We have walkers, golf carts and lots of bicyclists. Please follow the rules and be a good resident.

Things You Need to Know

- **We now have a 911 phone located in the community center and one at pool side.**
- **Connie Carpenter is in charge of the kitchen. Need something contact her: 330-554-9424 B-30 Swan Dr.**
- **If you're holding a private event the kitchen items, such as paper towels, napkins, table clothes paper cups etc. are not to be used. Make sure you check with management and reserve the community center and give a deposit.**
- **The refrigerator in the community center holds HOA**
- **soda-pop and water for events. It's not to be taken for personal consumption.**
- **When you have a neighborhood noise complaint, such as behind Ivy Circle, you must call the Sheriff's office.**

The more complaints.....

**the better they can build a case to
quiet it down.**

Sheriff Number (941) 747-3011.

HOA ACTIVITIES

- **Red Hatters: Contact Lea West 941-896-5131**
- **Shuffle Board: Thursdays & Saturdays at 6:15 pm**
- **Cards: Mondays 6:30 PM Texas Hold'em at the community center. Interested just show up.**
- **Dinners out May thru Oct. see HOA event calendar. We are now hosting monthly dinners year-round. November thru April see posting on event bulletin board.**
- **Wednesday 6:30 PM Euchre and Dominos at the community center. Open to all**
- **Sit & Be Fit Exercise at the community center, Mondays after coffee, Wednesdays and Fridays at 8:30 am**
- **Ladies' and Men's luncheons are the third Wednesday of the Month. See bulletin board for details.**
- **Breakfast out third Friday of the month.**
- **Ladies' golf league Thursdays 9:00 am. Suncoast Golf Course**
- **Community block party: Flyer will be delivered on details.**
- **November thru April (SUNDAY NIGHT AT THE MOVIES) 6 PM sharp**
- **Saturday breakfasts are back: See event calendar.**
- **Knitting & Crocheting (Knit Wits) as they like to be called. 10:00 AM every Tuesday at the community center. Joanne Dinan Phone 413-896-9039**

Suggestions and new ideas are welcome. Attend Monday morning coffee for event information or check the HOA bulletin board.



If you have a question pertaining to the opening or closing of the pool, contact Terry Carpenter Lot B-30 Phone 330-554-9424

Pool gate update: Manatee County requires the gate to be locked when the cover is on so Terry will be the only person who has a gate key.

Pool heater will now be on October 1st through May 15th.

Helpful Hints

Are you having issues with low water pressure from one or many of your home faucets? I might have the answer for you. Some of our mobile homes have galvanized plumbing pipes that can plug up over time. The only solution is to have them replaced. I know of three residents who had this issue. They called a plumber and once their main waterlines were replaced -SHAZAM- they had good pressure again.

Sprinkler Systems slowing down or very erratic? I have discovered my system at times has good pressure then next cycle it's horrible. I found that my filter on the main line entering my system had small stones stuck in the top of the cover head. To clarify, the top cover your filter bulb screws into has small slots in the lid that can become clogged. The solution, is to either clean the upper lip or eliminate the filter. I took it a step further. I eliminated my filter completely plus took all the screens out of my watering heads. You're thinking, with no filter on the system and none in the heads, will the green algae clog the heads or valves? My filters have been removed for two years now and I have not had any issues.

Using Your Car Alarm Wisely

It was brought to my attention, that those people living alone can use their car alarm button as a safety tool. If you fall or need emergency assistance when in the home or working in the yard, press the PANIC button to activate your car horn. Notify your neighbors that if they hear the alarm something is wrong. Also, keep your alarm fob by your bedside. If you feel someone is outside hit the PANIC button then call 911.

HOA BOARD UPDATES

- New interview process for board members.
- HOA fees increased to \$25.00 in 2020. Approved overwhelmingly by membership vote.

Why you ask? With the loss of our White Elephant Sale our income will drop significantly. Raising the dues will not make us 100% solvent, however it's a start to recoup some of our White Elephant income. Residents, we need your help generating extra income. Our current budget to run the HOA is Four-thousand plus dollars a year. Our four main sources of income, other than the White Elephant, are dues, old timers' fund, pull tab instant win and events we host, which only bring in a small percent. Furthermore, our attendance for events has declined making it hard to host them. To the new residents: please get involved. If you feel out of place contact Brenda Weisenbacher D-13 330-283-4479 and she will assign a host to accompany you to an event. Contact our event coordinator Candy Hill I-22 606-669-0371. Our yearly budget is posted on the board and on the web site.

- White Elephant: Can the White Elephant return? Yes! although it was canceled for 2019. Joanne Dinan has agreed to host the event in 2020 on a smaller scale. Many residents were upset that the White Elephant was canceled, however the decision was a joint agreement between the host of the event, HOA Board and department heads who run the event. Why? Lack of items to sell, no security, department helpers were needed and the biggest issue no volunteers to pick up large items. Thank you to those who did step up at the last minute to assist. However, to pull off such an event we need everyone to commit in early October for our January event. If you are interested in helping please contact Joanne Dinan (413-896-9039) before you leave for the summer.

As of now we do not have a storage place for large items or anyone to pick them up from February thru October. If someone has the ability to become our year-round collector, then we could re-address this issue. For now, save all your items, but please make sure they are worth selling or picking up. Our fall new letter will give you more details on the 2020 event.

- Past and new events added to the HOA calendar. Saturday morning breakfast event has returned plus we held our first community block party attended by eighty-five people. We are planning to do this again next year so please plan on attending. Also, we now extended monthly dinner out year-round. Posted on the HOA event calendar are the snowbird months; all other monthly dinners are posted on the community bulletin board. Sunday Night at the Moves will run Nov thru April.

HOA Update from your HOA President Ric Tyrer,

During the recent visit from Mike Fiala, the National Community Manager for Terrick Incorporated, numerous meetings took place which were very productive with great progress being made. A lot was achieved in a relatively short space of time and for that I want to thank Mike. He has accelerated existing requests and taken the time to listen to our concerns and, I feel, has given very acceptable solutions.

So, where to start;

We now have a fully functioning shuffle board court and by way of addition two of the lanes have been converted for corn hole. The need to purchase and supply the beads and wax for the courts will now be the responsibility of the community staff.

The games room now boasts a bumper pool table replacing the old pool table.

Rearrangement in this area has also allowed for a state-of-the-art exercise bike and treadmill to be located in there as well. (Please make sure you read the instructions for this equipment before use.) New storage cupboards will complete this transformation.

Thanks to Corporate funding and the talent of Sonia Wolfe we are now in a position to refurbish the seat pads on all our clubhouse chairs, which is a much-needed upgrade.

After the successful trial of speed bumps on Swan Drive additional bumps will soon be installed throughout the community which will greatly enhance the safety for our Residents. Please observe the speed limit (15 MPH) at all times.

A cleaning company has now been contracted to clean the clubhouse and pool area.

This will be done twice weekly on Monday, after coffee and Sit and Be Fit and Thursday commencing 8:00am. They will also complete a deep clean once a month.

Disposal of post event trash is now going to be much easier and more hygienic with the acquisition of a dedicated HOA trash can being provided by Corporate. This is located in the corral by the HOA golf cart. It will be placed curbside on trash pickup days and recovered to the corral by community staff.

Pool opening protocol has changed. During the period the cover is not required community staff will open the pool by 7:30am Monday thru Friday, closing will be by the volunteer resident as will the opening/closing on Saturday and Sunday. When the cover is fitted opening/closing will be the responsibility of the volunteer resident. New locks will be fitted to the gates negating the need for the ugly padlock and chain. Finally, on the subject of the pool, it has been agreed that Corporate will meet the cost of the cover replacement when and as required.

Continued next page

The clubhouse and pool area landscaping are being improved and land care specialists are being hired to perfect the lawns in common areas. The area by the rear patio has already been improved with the installation of new sod from the edge of the patio to the stone on the lake edge, much more pleasing on the eye.

New street signs and hardware have been ordered and should arrive mid-April.

All existing posts for the signs will be repaired and painted.

A new system of notifying residents of important information such as water shut offs etc. is being introduced. You are asked to provide the community office with the best telephone number to reach you for these alerts, this can be cell or landline. You are also encouraged to sign up for the Manatee County CODE-RED Alerts. You can get further information at;

[https://www.mymanatee.org/departments/public safety/emergency management/sign up for code red alerts.](https://www.mymanatee.org/departments/public%20safety/emergency%20management/sign%20up%20for%20code%20red%20alerts)

Once again, thanks to Mike and to you, our residents , for your valuable input and ongoing support.

Ric Tyrer
President

Swan Lake Prospectus Information

Back in 2011 all Swan Lake Residents were asked to sign a letter that the new current 2011 prospectus is now the current one you must follow. It supersedes all past prospectus. If you do not have a current prospectus Dated 2011, contact the office.

News from Management

Management has provided a new form you need to fill out if you're a snowbird or out of the community in September and can't receive your mail. This form provides your secondary address the office can mail your September rent notification to if you choose.

Quarterly Inspections will be done. If you have a violation, management will hand you the notice. If this is not possible the notice will be posted on your door. Three days later they will make sure your notice has been received. If still on door they will mail one to you.

On receipt of a violation, please contact the office with a contingency plan. If it's a minor issue, the office will work with you. However, for basic home maintenance such as trimming or weeding gardens, snowbirds need to have a neighbor or company handling the day-to-day care of their yard.

We always need good dependable lawn companies. If you have one you would like to suggest to the community please inform the office (Sonya) also Jim Weisenbacher 330-388-9333 and it will be post on the board and announced at Monday coffee.

Local complaints, concerns or issues

We, HOA Board, encourage all residents if they have a concern to fill out the proper form located in the office lobby. When filling out a form your complaint is CONFIDENTIAL. Many times, residents are speaking directly to the HOA Board about issues and concerns in the community, however, without the proper form filled out the Board is powerless. Once you fill out a form, management will contact you within 3 working days with an answer. If they need to escalate to corporate, policy is 7 to 10 days. If you're not satisfied with the results, then your HOA can represent you. Contact Mo Daley at 941-251-4295 G-02 Bamby Lane.

Management has electric power washers for resident's use. Check with office for more details.

We now have a new TV in the community center with basic cable and game room has been upgraded with new exercise equipment. New furniture has been added to library area.

911 phones have been added to the community center and pool area.

Letter from Management

Swan Lake Village

620 57th Avenue West, Bradenton, Florida 34207

Phone 941-756-5409

Fax 941-753-3256

Swan Lake Village HOA Managers Article- March 2019

We at the management office would like to take a few moments to thank the residents of Swan Lake Village for the hard work improving their home sites. We are only about half way through the community performing the site inspections although we have noticed residents in every section out working regularly. The cooperation from you, our valued residents is greatly appreciated. We are working hard to do our part and have had our maintenance crews along with other outside contractors working on several community improvement projects and are communicating the progress with your HOA board. They are providing you with updates on many of these improvements elsewhere in this newsletter.

A few friendly reminders:

- The guest policy is for everyone's protection. Please register all guests at the office EACH time the guests visit.
- The tables, chairs, kitchen items, etc. provided in the clubhouse should remain in the clubhouse for all residents to use. They cannot be removed for personal use.
- Speeding and failure to stop at stop signs continues to be a regular concern amongst our residents. We are adding additional speed bump and request all residents and guests of residents slow down and abide by traffic signage.

The Family who owns and operates Swan Lake Village is always interested in hearing suggestions and feedback from our residents. We have Resident Suggestion and Concern Forms available for you to complete in the community office and we also have an email address where you can send in suggestions for your community. This email address is onehappyresident@gmail.com.

On a final note we are working with a company that will monitor the National Weather Service and provide phone call/text alerts to our residents in the event of a weather emergency. Additionally, this service will allow us to send alerts to our residents for important community messages like notifications of water shut offs, etc. Please provide the office with the best telephone number to reach you for these alerts. More information will be provided soon with an option to opt out of this service should you wish not to be contacted. In the meantime we encourage all residents to sign up for the Manatee County CODERED Alerts available on the Manatee County webpage at: https://www.mymanatee.org/departments/public_safety/emergency_management/sign_up_for_code_r_e_d_alerts

Sincerely,

Community Manager
Sonya Albaugh

***CodeRed Alerts System management plans to implicate.
More information will be communicated to the community when
the system is read to launch.
This letter WAS INTRODUCED at the March 2019 HOA meeting.***

Sign Up for CodeRED Alerts - Manatee County

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Meeting March 19th.

SIGN UP FOR CODERED ALERTS

Sign up for the CodeRED Emergency Notification System to receive notifications from government and public safety officials.

You will receive CodeRED alerts for emergency updates such as evacuation notices, boil water advisories, weather warnings, and hazardous traffic or road conditions. You can opt to receive notifications by phone call, text or email.

SIGN UP FOR CODERED ALERTS

A CodeRED Emergency message will have a caller ID of 866-419-5000. A CodeRED General message will have a caller ID 855-969-4636. We suggest you program both numbers in your cell phone as a "new contact" and use "CodeRED Emergency" and "CodeRED General" as the contact name. If you need to replay the emergency notification message again, simply dial the number and you will be able to hear the message again.

[CodeRED FAQs](#)

Swan Lake Village

620 57th Avenue West, Bradenton, Florida 34207

Phone 941-756-5409

Fax 941-753-3256

DATE: ___/___/_____

PLEASE DIRECT ALL MAIL CORRESPONDENCE RELATED TO MY RESIDENCY OF LOT# _____ IN SWAN LAKE VILLAGE TO THE FOLLOWING ADDRESS.

OWNER(S) NAME: _____

NAME: _____

MAILING ADDRESS: _____

PHONE# _____

CELL# _____ cell# _____

RESIDENTS SIGNATURE. _____ DATE _____

RESIDENT'S PRINTED NAME _____

RESIDENT'S SIGNATURE _____ DATE _____

RESIDENT'S PRINTED NAME _____